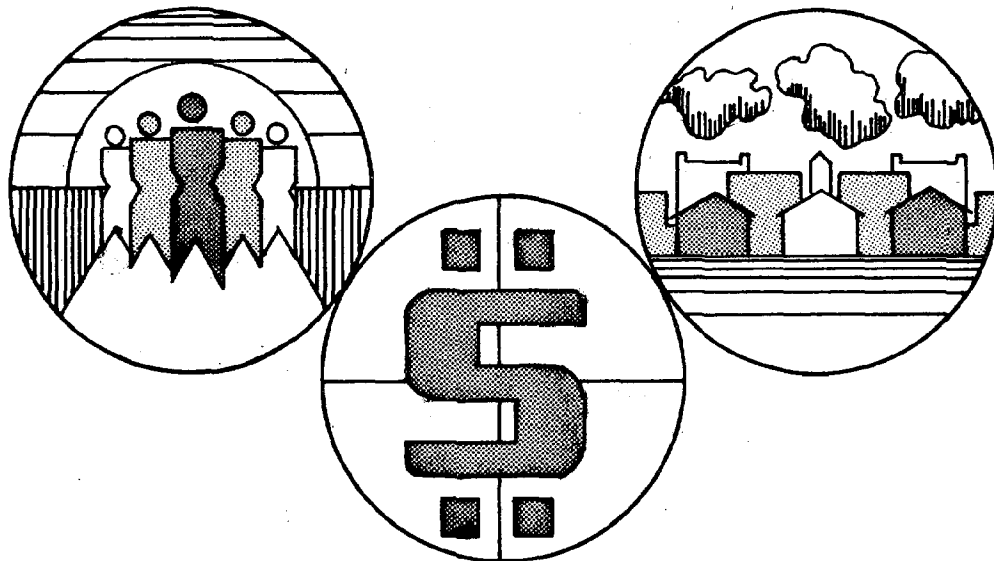


Miss 13515

SOCIO-ECONOMIC & LAND USE ANALYSIS

george and stone counties
mississippi

COASTAL ZONE
INFORMATION CENTER



january 1976

HC
107
.M7
S689
1976



Mississippi Marine Resources Council

INTERN MISSISSIPPI PLANNING & DEVELOPMENT DISTRICT



Mississippi Marine Resources Council

**COASTAL ZONE
INFORMATION CENTER****SOCIO-ECONOMIC AND
LAND USE ANALYSIS****George and Stone Counties
Mississippi**

January, 1976

Prepared For The
Mississippi Marine
Resources CouncilBy The
SOUTHERN MISSISSIPPI PLANNING
AND DEVELOPMENT DISTRICT**Property of CSC Library**U. S. DEPARTMENT OF COMMERCE NOAA
COASTAL SERVICES CENTER
2234 SOUTH HOBSON AVENUE
CHARLESTON, SC 29405-2413

HC 107.M7 S689 1976

3284841

MAY 5 1987

TABLE OF CONTENTS

| | |
|------------------------------|----|
| INTRODUCTION | 1 |
| POPULATION AND ECONOMY | 2 |
| POPULATION | 3 |
| SUMMARY | 3 |
| GEORGE COUNTY | 4 |
| STONE COUNTY | 10 |
| ECONOMY | 14 |
| SUMMARY | 14 |
| GEORGE COUNTY | 19 |
| STONE COUNTY | 23 |
| HOUSING | 28 |
| SUMMARY | 29 |
| GEORGE COUNTY | 29 |
| STONE COUNTY | 30 |
| TRANSPORTATION | 33 |
| SUMMARY | 34 |
| GEORGE COUNTY | 35 |
| STONE COUNTY | 42 |
| RECREATION | 48 |
| SUMMARY | 49 |
| GEORGE COUNTY | 50 |
| STONE COUNTY | 58 |
| GENERAL LAND USE | 66 |
| SUMMARY | 67 |
| GEORGE COUNTY | 69 |
| STONE COUNTY | 78 |
| PUBLIC LAND OWNERSHIP | 87 |
| SUMMARY | 88 |
| GEORGE COUNTY | 88 |
| STONE COUNTY | 91 |

| | |
|--|-----|
| WATER, SEWER, AND SOLID WASTE | 95 |
| SUMMARY | 96 |
| GEORGE COUNTY | 97 |
| STONE COUNTY | 102 |
| EDUCATION | 110 |
| SUMMARY | 111 |
| GEORGE COUNTY | 111 |
| STONE COUNTY | 114 |
| HISTORICAL AND ARCHEOLOGICAL SITES | 120 |
| SUMMARY | 121 |
| GEORGE COUNTY | 121 |
| STONE COUNTY | 122 |
| ENERGY GENERATION AND TRANSMISSION | 123 |
| SUMMARY | 124 |
| GEORGE COUNTY | 124 |
| STONE COUNTY | 127 |

LIST OF TABLES

| TABLE NUMBER | | PAGE NUMBER |
|--------------|--|-------------|
| P-1 | Population Growth in George and Stone Counties, 1940 - 1970 | 5 |
| P-2 | Population Estimates and Projections, George and Stone Counties | 6 |
| P-3 | Working Age Population Patterns, George and Stone Counties, 1950 - 1970 | 7 |
| P-4 | Pattern of Rural Farm Population, George and Stone Counties, 1960 - 1970 | 7 |
| P-5 | Population Characteristics of George County, 1930 - 1970 | 8 |
| P-6 | Population Characteristics of Stone County, 1930 - 1970 | 11 |
| P-7 | Age Profile, George and Stone Counties, 1960 - 1970 | 12 |
| P-8 | Trends in Retail and Wholesale Sales, George and Stone Counties, 1970-1974 | 16 |
| P-9 | General Statistics of Retail Trade, George and Stone Counties, 1970 - 1974 | 17 |
| P-10 | General Statistics of Wholesale Trade, George and Stone Counties, 1970 - 1974 | 17 |
| P-11 | Average Labor Force and Unemployment, George and Stone Counties, 1970 - 1974 | 18 |
| P-12 | Timber Severance Tax Collections & Timber Drain, George and Stone Counties, 1970 - 1974 | 20 |
| P-13 | Existing Industries, George County | 21 |
| P-14 | Existing Industries, Stone County | 22 |
| P-15 | Distribution of Employment Among Selected Major Sectors of the Economy | 24 |
| P-16 | Manufacturing Patterns of Employed Persons, George and Stone Counties, 1970 | 25 |
| P-17 | Place of Work for Workers in George and Stone Counties, Week of Census, 1970 | 26 |
| H-1 | Projected Number of Dwelling Units | 31 |
| T-1 | Road Mileage, George and Stone Counties, Mississippi | 38 |
| R-1 | Recreational Inventory, George County | 51 |
| R-2 | Recreational Needs 1975 to 2000, George County | 55 |
| R-3 | Recreational Inventory, Stone County | 59 |
| R-4 | Recreational Needs 1975 to 2000, Stone County | 63 |
| LU-1 | Existing and Projected Land Uses George County, 1975 - 2000 | 70 |
| LU-2 | Population Densities, George County | 73 |
| LU-3 | Agriculture Use Change, 1958 - 1967, George County | 77 |
| LU-4 | Existing and Projected Land Uses, Stone County, 1975 - 2000 | 79 |

LIST OF TABLES (Con't.)

| TABLE NUMBER | | PAGE NUMBER |
|--------------|--|-------------|
| LU-5 | Population Densities, Stone County | 81 |
| LU-6 | Agriculture Use Change, 1958 - 1967, Stone County | 86 |
| LO-1 | Public Land Ownership, George County | 90 |
| LO-2 | Public Land Ownership, Stone County | 93 |
| W-1 | Water Systems Analysis, George County | 100 |
| W-2 | Sewer Systems Analysis, George County | 101 |
| W-3 | Solid Waste Generations, 1970 - 2000 | 103 |
| W-4 | Size of Landfill Needed for Projected Populations, George County | 103 |
| W-5 | Water Systems Analysis, Stone County | 106 |
| W-6 | Sewer Systems Analysis, Stone County | 107 |
| W-7 | Solid Waste Generations, 1970 - 2000, Stone County | 109 |
| W-8 | Size of Landfill Needed for Projected Populations, Stone County | 109 |
| ED-1 | Trends in School Enrollment, George and Stone Counties | 112 |
| ED-2 | 1974-75 School Enrollment, Instructors, and Classification, George and Stone Counties | 112 |
| ED-3 | Years of School Completed for Selected Age Groups, George and Stone Counties | 115 |
| ED-4 | Years of School Completed by Race, George and Stone Counties, 1970 | 116 |
| EG-1 | Transmission Lines, George County | 124 |
| EG-2 | Oil and Gas Lines, George County | 125 |
| EG-3 | Transmission Lines, Stone County | 127 |
| EG-4 | Oil and Gas Lines, Stone County | 127 |

LIST OF MAPS

| | | |
|-------|---|----|
| Map 1 | Population Distribution, George County | 9 |
| Map 2 | Population Distribution, Stone County | 13 |
| Map 3 | Selected Average Daily Traffic Counts, George County | 39 |
| Map 4 | Major Commuting Patterns, George and Stone Counties, 1970 | 40 |
| Map 5 | Significant Traffic Generators, George County | 41 |
| Map 6 | Selected Average Daily Traffic Counts, Stone County | 45 |

LIST OF MAPS (Con't.)

| | PAGE NUMBER |
|--|-------------|
| Map 7 Significant Traffic Generators, Stone County | 47 |
| Map 8 Location of Existing and Proposed Recreational Facilities, George County | 54 |
| Map 9 Location of Existing and Proposed Recreational Facilities, Stone County | 62 |
| Map 10 Existing Land Use, 1975, George County | 71 |
| Map 11 Projected Land Use, 2000, George County | 75 |
| Map 12 Existing Land Use, 1975, Stone County | 82 |
| Map 13 Projected Land Use, 2000, Stone County | 84 |
| Map 14 Significant Public Lands, George County | 89 |
| Map 15 Significant Public Lands, Stone County | 92 |
| Map 16 Water, Sewer, and Solid Waste, George County | 99 |
| Map 17 Water, Sewer, and Solid Waste, Stone County | 104 |
| Map 18 Location of Educational Facilities, George County | 113 |
| Map 19 Location of Educational Facilities, Stone County | 118 |
| Map 20 Energy Generation and Transmission, George County | 126 |
| Map 21 Energy Generation and Transmission, Stone County | 128 |

INTRODUCTION

This report concerns itself with the socio-economic and land use aspects of George and Stone Counties, Mississippi. It is not designed to cover every aspect of each county, rather the intent is to analyze only the most significant areas which may affect or be affected by growth and its implications. By doing this, it is felt that a data base has been compiled which may prove to be useful in the implementation of existing proposals as well as in the development of future proposals and plans in these counties.

The ten areas which are covered in this report are: 1) Population and Economy; 2) Housing; 3) Transportation; 4) Recreation; 5) General Land Use; 6) Public Land Ownership; 7) Water, Sewer, and Solid Waste; 8) Education; 9) Historical and Archeological Sites; and 10) Energy Generation and Transmission. Each of these sections contain discussions on each county and a general summary of the two-county area. An overview of each section may be obtained by reviewing the summaries.

Generally, this report indicates that both George and Stone Counties are essentially of a rural nature and will probably remain so throughout the planning period of 25 years. The centers of growth and economic activity are projected to remain within the vicinities of Lucedale and Wiggins. Furthermore, the growth which will occur by the year 2000 will not be dramatic even though more industrialization is projected to take place.

**POPULATION
AND ECONOMY**

POPULATION AND ECONOMY

A. POPULATION

Summary

With an average density of 22.1 persons per square mile, George and Stone Counties have historically been two of the least densely populated of Mississippi's counties. Early settlers were attracted primarily by the large forest resources of the area, and establishment of significant acreages for the harvest and processing of these resources, plus small scale agricultural production, have been the dominant types of productive effort. Since these activities have required relatively little manpower, and since basic manufacturing activity has been slow in arriving in the area, the population growth of other areas of the state has, until recent years, far outstripped that of George and Stone Counties.

The modest population growth in the study area reflects the economic growth and development of George and Stone Counties. Over several decades the major population growth has been within the two municipalities which serve as county seats, Lucedale and Wiggins. Much of each county's population not included within each county seat can be found along the major routes of transportation (U.S. Highway 98 in George County and U.S. Highway 49 in Stone County), or clustered just beyond the corporate limits of each municipality.

Changes in the population of George and Stone Counties will continue to be responses to the economic activities within each county. So far there has been no heavy net in-migration to the study area in response to employment opportunities. Since 1950 Stone and George Counties have shown slight increases in the numbers of persons in the 15-45 age group, but there has been a net percentage decrease in the number of these persons compared with the total population (Table P-3). However, this trend is expected to have been allayed by recent developments because both counties have begun to attract small amounts of basic industry.

The rural farm population of the area showed a marked decline from 1960 to 1970 (Table P-4). This shift from farm orientation of the population was accompanied by a significant increase in the labor force from farm workers to blue collar, service, and white collar occupations.

Estimates of current population were derived by using the differential rate of growth of school enrollment in the 7 to 13 age group in the study area and in the United States as a whole to account for immigration and one half of the recorded births to account for the natural increase.

This method relies on current data to measure both increase and migration, rather than an interpretation of trends. Assumptions on which these projections were made included a maintenance of past trends of decreasing household size and constant racial make up, and an increased rate of industrial expansion, as was shown in the 1960's. Population projections for each county were based upon past trends as recorded in each decennial census since 1940, and adjusted to reflect 1975 estimates. Population estimates and projections presented in this report are considered to be conservative primarily in the municipalities where events such as annexation or industrialization may have a dynamic effect on growth.

George County

The population of this county has grown by 3,755 persons, or 43.1%, since 1940, which is below the national rate. The population of Lucedale increased by 879 persons, or 73% during the same period. Lucedale has historically accounted for approximately the same share of the county's total population, with 16.7% in 1970, but there is expected to be a slight decline to 16.1% of the total county population by the year 2000 (Tables P-1 and P-2).

Since the 1970 Census it has been estimated that the population of George County has increased by 2,018 persons to 14,477. The population of George County is expected to increase to 17,329 by the year 2000, an increase of nearly 20% over 1975 (Table P-2).

As Table P-3 shows, the 15-45 working age population of George County decreased from 44.4% to 39.3% of the total county population between 1950 and 1970. There was a net increase of 459 persons in this period, and from 1960 to 1970 the percentage increased from 38.4% to 39.3% of the total population. The rural farm population suffered a 58% decline from 1960 to 1970, from 3,046 to 1,268 persons (Table P-4).

The size of the average household in George County has shown a steady decrease from 4.36 persons in 1930 to 3.47 persons in 1970. Trends in racial composition revealed the percentage of whites increasing gradually during the period of 1930 to 1960 from 83.2% to 88.4% of the total population (Table P-5). The current population density of 25.9 persons per square mile is expected to increase to over 36 persons per square mile if the projected population of the year 2000 is attained.

Table P-7 shows that in 1960 52.3% of George County's population was in the 0-24 year age and that in 1970 49.6% of the total population was in this age group. While this was a slight percentage decline, in the actual number of persons there was an increase of 408 persons, indicating that a substantial part of the population will be within the young working age group in the early and mid-1980's. The number of persons over 55 years of age rose by 515 persons,

TABLE P-1
POPULATION GROWTH IN
GEORGE AND STONE COUNTIES
1940 — 1970

| | <u>1940</u> | <u>1950</u> | <u>1960</u> | <u>1970</u> | <u>% Gain</u> |
|---|-------------|-------------|-------------|-------------|---------------|
| George County | 8,704 | 10,012 | 11,098 | 12,459 | 43.1% |
| Lucedale | 1,204 | 1,631 | 1,977 | 2,083 | 73.0% |
| Lucedale as Percent of George County | 13.8% | 16.3% | 17.8% | 16.7% | |
| Stone County | 6,155 | 6,264 | 7,013 | 8,101 | 31.5% |
| Wiggins | 1,141 | 1,436 | 1,591 | 2,995 | 162.5% |
| Wiggins as Percent of Stone County | 18.5% | 22.9% | 22.7% | 37.0% | |

Source: U. S. Bureau of the Census Reports, 1940 — 1970.

TABLE P-2
POPULATION ESTIMATES AND PROJECTIONS
GEORGE AND STONE COUNTIES

| | <u>1973</u> ¹ | <u>1974</u> ¹ | <u>1975</u> ² | <u>1980</u> | <u>1985</u> | <u>1990</u> | <u>1995</u> | <u>2000</u> |
|---------------|--------------------------|--------------------------|--------------------------|-------------|-------------|-------------|-------------|-------------|
| George County | 13,217 | 13,700 | 14,477 | 14,391 | 15,190 | 15,903 | 16,616 | 17,329 |
| Lucedale | * | * | 2,156 | 2,255 | 2,370 | 2,490 | 2,582 | 2,792 |
| Stone County | 8,541 | 8,800 | 9,909 | 10,011 | 10,685 | 11,358 | 12,032 | 12,705 |
| Wiggins | * | * | 3,580 | 4,195 | 4,800 | 5,455 | 5,995 | 6,732 |

- Sources:
1. Estimates of the Population of Mississippi Counties: July 1, 1973, and July 1, 1974, U. S. Bureau of the Census, Series P-26, August, 1975.
 2. Southern Mississippi Planning and Development District Projections.
 3. Wiggins, Mississippi, Community Development Plan, Southern Mississippi Planning and Development District, Gulfport, Mississippi, April, 1975.

* Not Available

TABLE P-3
WORKING-AGE POPULATION PATTERNS
GEORGE AND STONE COUNTIES
1960 - 1970

| | <u>1950</u> | <u>1960</u> | <u>1970</u> |
|-----------------|-------------|-------------|-------------|
| George County | 4,443 | 4,258 | 1,902 |
| 15-45 Age Group | 44.4% | 38.4% | 39.3% |
| Stone County | 2,669 | 2,731 | 3,317 |
| 15-45 Age Group | 42.6% | 38.9% | 40.9% |

Source: U. S. Census of Population 1950, 1960, 1970, U. S. Bureau of the Census.

TABLE P-4
PATTERN OF RURAL FARM POPULATION
GEORGE AND STONE COUNTIES
1960-1970

| | <u>1960</u> | | <u>1970</u> | |
|---------------|-------------|---------------------------------|-------------|---------------------------------|
| | Number | % of Total County Population | Number | % of Total County Population |
| George County | 3,046 | 27.4% | 1,268 | 10.2% |
| Stone County | 1,057 | 15.1% | 677 | 8.4% |

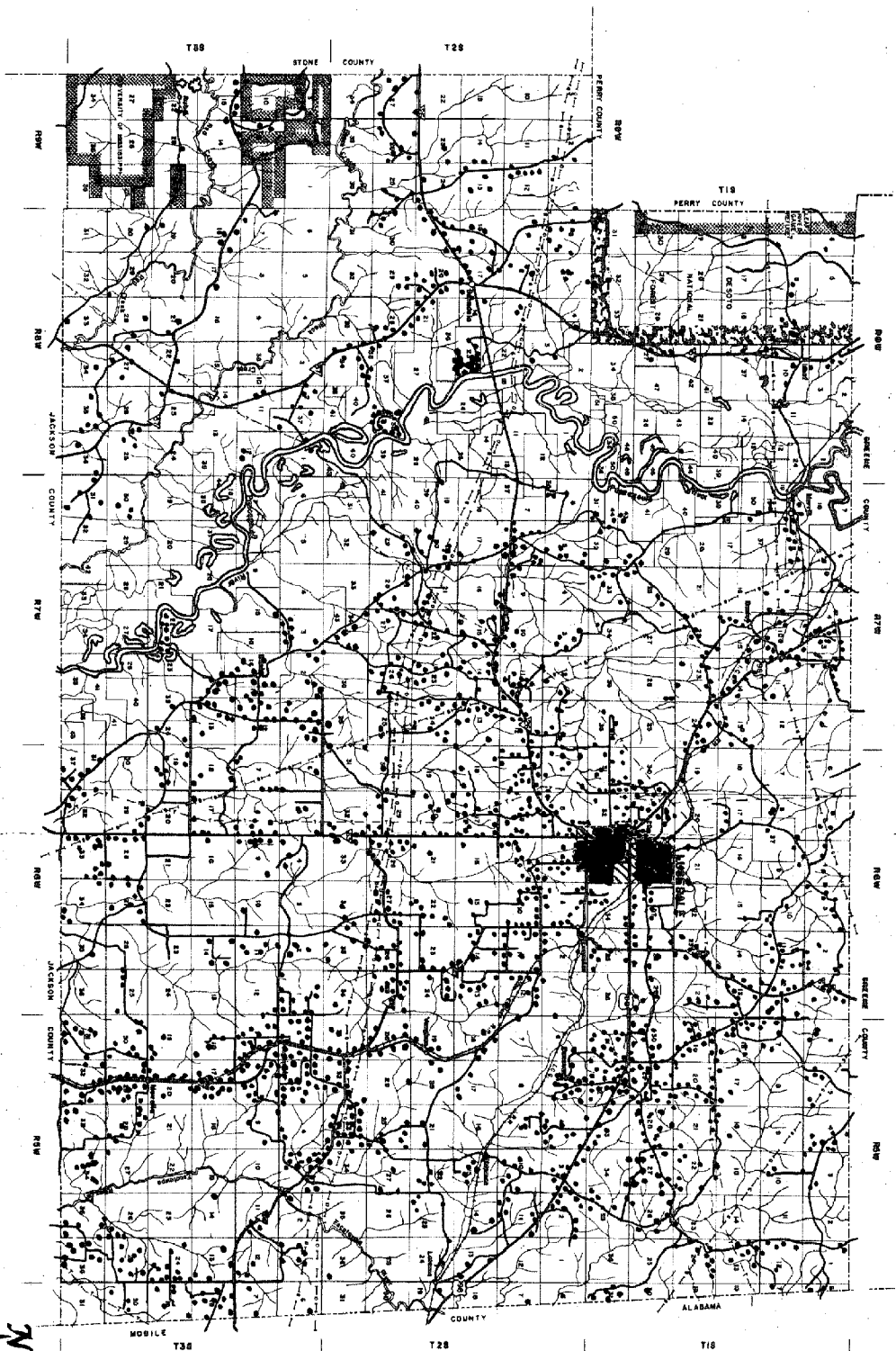
Source: U. S. Bureau of the Census, 1960 and 1970.

TABLE P-5
POPULATION CHARACTERISTICS
OF GEORGE COUNTY
1930-1970

| | <u>1930</u> | <u>1940</u> | <u>1950</u> | <u>1960</u> | <u>1970</u> |
|----------------------|-------------|-------------|-------------|-------------|-------------|
| No. of Households | * | * | 2,863 | 2,849 | 3,580 |
| Household Size | 4.36 | * | 4.02 | 3.89 | 3.47 |
| Sex: Female | 48.8% | 48.7% | 49.2% | 49.3% | 49.5% |
| Male | 51.2% | 51.3% | 50.8% | 50.7% | 50.5% |
| Race: White | 83.2% | 85.8% | 87.7% | 88.4% | 88.4% |
| Black | 16.8% | 14.2% | 12.3% | 11.6% | 11.6% |
| Females over 65 | 133 | 178 | 290 | 377 | 513 |
| Males over 65 | 163 | 339 | 340 | 413 | 454 |
| Females under 18 | * | * | 2,144 | 2,308 | 2,239 |
| Males under 18 | * | * | 2,187 | 2,447 | 2,565 |
| Per Capita Income | * | * | * | * | \$1,934 |
| Median Family Income | * | * | \$1,290 | \$3,401 | \$6,619 |
| Employment | 2,192 | 2,014 | 2,779 | 3,192 | 3,827 |
| Population/Sq. Mile | 15.6 | 18.1 | 20.8 | 23.1 | 25.9 |
| Labor Force | 4,616 | 2,762 | 2,941 | * | 3,981 |

*Not Available

Source: U. S. Bureau of the Census, Census of Population 1930-1970.



MAP 1
POPULATION DISTRIBUTION

EACH DOT REPRESENTS APPROXIMATELY 3 PERSONS

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District



Prepared by:
MISSISSIPPI MARINE RESOURCES COUNCIL
Coastal Zone Management Program

increasing from 14.6% to 17.2% of the total population. Over the same time period, there was also an increase in the older working age group of 25-54 from 3,685 persons to 4,123 persons, but this age group still comprised 33.1% of the total population.

Stone County

Based on U.S. Census reports, Stone County has also experienced a rate of population growth slower than the nation as a whole, increasing by only 1,946 persons--or 15.5%--since 1940. However, 95% of this increase has been within the City of Wiggins, as Wiggins has increased its population by 1,854 persons--or 162%--during the same period. As a result, Wiggins accounted for 37% of Stone County's total population in 1970, and this share is expected to reach 53% by the year 2000.

Since the 1970 Census, it is estimated that the population of Stone County has increased by 1,808 persons to a total of 9,909. The county's population is expected to reach 11,758 by the year 2000, an increase of nearly 19% over 1975 (Table P-1 and P-2).

The 15-45 working age population of Stone County declined from 42.6% to 40.9% of the total population between 1950 to 1970. There was an increase from 1960 to 1970 from 38.9% to 40.9%, and the total 15-45 age group increased from 2,669 to 3,317 persons between 1950 and 1970 (Table P-3). The rural farm population in Stone County declined by 36% to 677 from 1960 to 1970 (Table P-4).

Average household size in Stone County has likewise decreased from 4.04 persons in 1930 to 3.39 persons in 1970. The ratio of whites to blacks has fluctuated mildly since 1930, with the 1970 Census showing 76.7% of the County's population as white.

The current population density of 18.1 persons per square mile is expected to increase to over 28 persons per square mile should the projected population for the year 2000 be attained (Table P-6).

Table P-7 indicates that in Stone County, as in George County, there was a slight percentage decline in the number of persons in the 0-24 age group, from 49.7% to 49.4% of the total population. Nevertheless, there was still a net increase of 542 persons to 4,022 persons. The number of persons over 55 years of age increased by 320 persons between 1960 and 1970, and as a percentage of the total population this age group increased from 17.6% to 19.5%. In the older working age group of 25-54, the number of persons increased from 2,296 to 2,522, while as a percentage of the total county population this age group fell from 31.7% to 30.1%.

TABLE P-6
POPULATION CHARACTERISTICS
OF STONE COUNTY
1930-1970

| | <u>1930</u> | <u>1940</u> | <u>1950</u> | <u>1960</u> | <u>1970</u> |
|----------------------|-------------|-------------|-------------|-------------|-------------|
| No. of Households | * | * | 1,655 | 1,867 | 2,258 |
| Household Size | 4.04 | * | 3.67 | 3.56 | 3.39 |
| Sex: Female | 49.6% | 50.2% | 49.2% | 49.8% | 49.3% |
| Male | 50.4% | 49.8% | 50.8% | 50.2% | 50.7% |
| Race: White | 75% | 74.1% | 78.2% | 75.6% | 76.7% |
| Black | 25% | 25.9% | 21.8% | 24.4% | 23.3% |
| Females over 65 | 109 | 169 | 243 | 349 | 390 |
| Males over 65 | 144 | 215 | 219 | 313 | 359 |
| Females under 18 | * | * | 1,144 | 1,322 | 1,356 |
| Males under 18 | * | * | 1,185 | 1,335 | 1,492 |
| Per Capita Income | * | * | * | * | \$1,887 |
| Median Family Income | * | * | \$1,576 | \$3,058 | \$6,518 |
| Employment | 1,712 | 1,778 | 1,826 | 2,088 | 2,832 |
| Population/Sq. Mile | 12.7 | 13.7 | 14.0 | 15.7 | 18.1 |
| Labor Force | * | 2,233 | 1,881 | * | 3,060 |

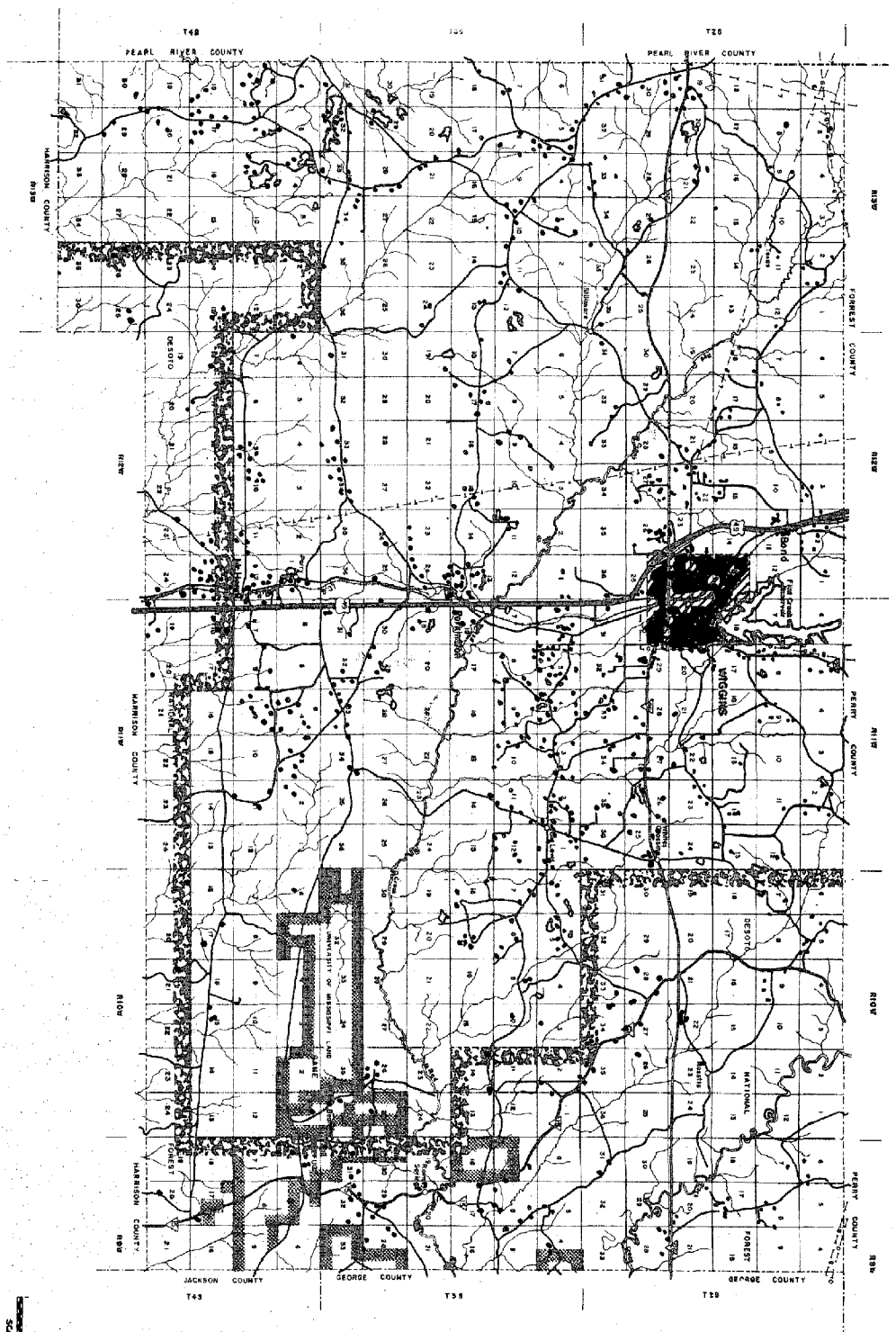
*Not Available

Source: U. S. Bureau of the Census, Census of Population 1930-1970.

TABLE P-7
AGE PROFILE
GEORGE AND STONE COUNTIES
1960-1970

| | 1960 | | | | 1970 | | | |
|---------------|------------------------|-------------|-----------------------|-------------|------------------------|-------------|-----------------------|-------------|
| | George County Total | Percent | Stone County Total | Percent | George County Total | Percent | Stone County Total | Percent |
| Under 5 years | 1,480 | 13.3 | 759 | 10.8 | 1,243 | 10.0 | 719 | 8.8 |
| 5- 9 years | 1,265 | 11.4 | 747 | 10.7 | 1,420 | 11.3 | 770 | 9.5 |
| 10-14 years | 1,299 | 11.8 | 776 | 11.1 | 1,507 | 12.0 | 874 | 10.7 |
| 15-19 years | 1,062 | 9.7 | 780 | 11.1 | 1,142 | 9.2 | 1,033 | 12.7 |
| 20-24 years | 677 | 6.1 | 418 | 6.0 | 879 | 7.1 | 626 | 7.7 |
| 25-29 years | 604 | 5.4 | 375 | 5.3 | 811 | 6.5 | 441 | 5.4 |
| 30-34 years | 647 | 5.8 | 383 | 5.5 | 764 | 6.1 | 407 | 5.0 |
| 35-39 years | 668 | 6.0 | 394 | 5.6 | 637 | 5.1 | 384 | 4.7 |
| 40-44 years | 600 | 5.4 | 381 | 5.4 | 669 | 5.5 | 426 | 5.3 |
| 45-49 years | 581 | 5.2 | 392 | 5.6 | 638 | 5.1 | 460 | 5.7 |
| 50-54 years | 585 | 5.3 | 371 | 5.3 | 604 | 4.8 | 404 | 5.0 |
| 55-59 years | 458 | 4.1 | 318 | 4.5 | 531 | 4.3 | 380 | 4.7 |
| 60-64 years | 382 | 3.4 | 257 | 3.7 | 550 | 4.4 | 371 | 4.6 |
| 65-69 years | 298 | 2.7 | 247 | 3.5 | 410 | 3.3 | 269 | 3.6 |
| 70-74 years | 248 | 2.2 | 206 | 2.9 | 281 | 2.3 | 222 | 2.7 |
| Over 75 years | 244 | 2.2 | 209 | 3.0 | 373 | 3.0 | 315 | 3.9 |
| | <hr/> 11,098 | <hr/> 100.0 | <hr/> 7,013 | <hr/> 100.0 | <hr/> 12,459 | <hr/> 100.0 | <hr/> 8,101 | <hr/> 100.0 |

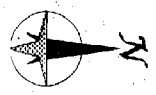
Source: U. S. Bureau of the Census, 1970.



MAP 2

POPULATION DISTRIBUTION

EACH DOT REPRESENTS APPROXIMATELY 3 PERSONS



STONE COUNTY, MISSISSIPPI

MADE 1, 1990
BY
F. HARTLEY
DESIGNED BY
ALLEN W. WELLS

Southern Mississippi Planning and
Development District



Prepared For
MISSISSIPPI AGRICULTURAL EXPERIMENT STATION
Central Area Development Program

B. ECONOMY

Summary

As the previous discussion of population indicated, there was little, if any, immigration of a young working age population into the study area through 1970, and the population of the study area grew at a slower rate than that of many other parts of the state. Historically, the economy of George and Stone Counties has been heavily dependent upon the extraction and harvesting of area resources for delivery elsewhere for manufacture. Only recently has the range of economic activity begun to broaden to incorporate some of the manufacturing processes, but the economy is far from being fully diversified. In fact, a large part of the income of the area is earned by people commuting to the adjoining coastal area, particularly Jackson and Harrison Counties.

The stimulus that new, albeit small-scale, manufacturing activity has so far provided to George and Stone Counties is not to be underestimated. However, future growth of the economy and the population will be heavily dependent on whether the area can continue to attract basic industries, particularly those tailored to the area's resources that can take advantage of the exceptional land and water transportation systems through and adjacent to the area. The study area's remoteness from the major urban markets of the nation has been one major deterrent to past growth, but the deep-water and intracoastal water ports of the Gulf Coast are less than an hour away from most parts of either county and provide the area with distribution points to the entire globe.

On land the principal rail and highway systems permit rapid delivery of commodities to and from all parts of the nation. U.S. Highway 49 connects Stone County to the Gulf Coast and to the Mississippi and U.S. hinterland, and U.S. Highway 98 serves George County in the same capacity. George County is also served by the Southern Railway System with principal connections in Mobile, Alabama, and by the Mississippi Export Railroad to Pascagoula. Stone County is served by a major through-route of the Illinois Central Gulf Railroad System.

Even with these advantages, George and Stone Counties have responded slowly, with the bulk of development being attracted to the adjacent coastal counties. The swamps, poorly drained nature of the coastal plain soils, and lack of navigable rivers did not stimulate a wide range of economic activity. Even the timber resources could not be fully exploited until the advent of the railroad in the area in the 1870's and 1880's. While much of the area's timber had been cut for lumber by the early 1900's, the establishment of paper mills at Moss Point in 1912 and in Mobile in 1928 changed the orientation of the timber industry from logging to pulpwood production.

According to census data, the growth of personal income in the study area is indicative of its economic development. Since 1950 the medium family income has increased 5 times in George County and 4 times in Stone County. Even though the area is still below the national average in this respect, the trend is one that is steadily rising (Table P-5 and P-6).

Retail sales in the study area totaled \$35,672,417 in 1970 and increased to \$50,987,685 in 1974, a 43% increase. This amounts to \$7,766 per capita for the estimated 1974 population. The total number of retail establishments declined from 195 to 124, or 36%, in this same period, and payroll amounts declined by 46% to \$602,000. The number of employees in retail establishments increased by 195 employees, or 40% (Tables P-8 and P-9).

Wholesale sales in the study area grew by just over 10% to \$5,724,293 from 1970 to 1974, yet the number of establishments declined from 24 to 15. Wholesale payrolls fell by 36% to \$97,000, but the number of wholesale employees grew from 67 to 98 (Tables P-8 and P-10).

As noted in the land use portion of this report, nearly 80% of the study area is covered by forest. In 1970 the growing stock of the study area was estimated at 338 million cubic feet, and in 1974 the estimate was 331 million cubic feet. In 1970 nearly 32 million board feet of timber products were produced, and this rose to nearly 37 million board feet in 1974. In 1970 over 118,000 cords of pulpwood were produced, and over 110,000 cords were produced in 1974 (Table P-12). The study area benefits from the harvesting of this timber, and the several sawmills, veneer plants, and wood preserving plants account for much of the value added due to primary manufacture. However, the products of this manufacture undergo secondary manufacture after shipment elsewhere.

During the period from 1940 to 1970, employment in the area increased by 75% while population increased by 45%, thus reflecting the influx of women and blacks into the labor market as well as the trend away from small farming operations (Table P-5 and P-6).

According to the Mississippi Statistical Abstract of 1974, the largest single source of wages in the George-Stone County area is in manufacturing, which accounts for nearly one-third of total disbursements. The second largest source is services, with nearly 23% of all disbursements, followed by construction, with nearly 12% of all disbursements.

The Mississippi Manufacturer's Directory for 1976 lists 23 firms in the study area employing 1,037 persons. Nearly 70% of these workers are employed by 3 firms (Tables P-13 and P-14).

Perhaps the most significant factor concerning wage earning in George and Stone Counties is that approximately one-fifth of all those employed in the study area commute to Jackson and Harrison Counties. In 1970 almost 30% of the labor force commuted to work, as Table P-17

TABLE P-8
TRENDS IN RETAIL AND WHOLESALE SALES
GEORGE AND STONE COUNTIES
1970-1974

| | | | | | | |
|-----------------------|--------------|------------|------------|------------|------------|------------|
| <u>LUCEDALE</u> | | | | | | |
| | 1970 | 1971 | 1972 | 1973 | 1974 | % increase |
| Retail Sales | \$16,085,978 | 15,837,789 | 15,950,168 | 18,575,190 | 21,082,960 | 31.1% |
| Wholesale Sales | 2,340,020 | 1,460,119 | 1,960,898 | 1,940,596 | 2,126,516 | -9.1% |
| <u>GEORGE COUNTY</u> | | | | | | |
| | 1970 | 1971 | 1972 | 1973 | 1974 | % increase |
| Retail Sales | \$18,808,723 | 19,709,302 | 22,706,624 | 27,262,433 | 29,255,108 | 55.5% |
| Wholesale Sales | 2,596,460 | 2,820,302 | 4,911,496 | 3,031,909 | 4,089,907 | 57.5% |
| <u>WIGGINS</u> | | | | | | |
| | 1970 | 1971 | 1972 | 1973 | 1974 | % increase |
| Retail Sales | \$13,233,194 | 14,425,326 | 10,900,190 | 12,164,147 | 14,249,604 | 7.7% |
| Wholesale Sales | 2,526,560 | 1,460,390 | 1,390,906 | 666,752 | 634,096 | -74.9% |
| <u>STONE COUNTY</u> | | | | | | |
| | 1970 | 1971 | 1972 | 1973 | 1974 | % increase |
| Retail Sales | \$16,863,694 | 19,263,416 | 16,794,106 | 18,540,945 | 21,732,577 | 28.9% |
| Wholesale Sales | 2,606,580 | 2,342,747 | 2,255,498 | 1,491,028 | 1,634,386 | -37.3% |
| <u>TAXABLE INCOME</u> | | | | | | |
| | 1970 | 1971 | 1972 | 1973 | 1974 | % increase |
| George County | \$ 4,484,292 | 4,849,864 | 5,817,272 | 7,928,841 | 7,583,504 | 69.1% |
| Stone County | 2,575,733 | 3,255,640 | 4,095,368 | 5,096,298 | 4,447,914 | 72.7% |

Source: Mississippi State Tax Commission Annual Reports, 1970-1974.

TABLE P-9
GENERAL STATISTICS OF RETAIL TRADE
GEORGE AND STONE COUNTIES
1970, 1974

| | <u>Number of Establishments</u> | | <u>Payroll</u> | | <u>Number of Employees</u> | |
|---------------|---------------------------------|-------------|----------------|-------------|----------------------------|-------------|
| | <u>1970</u> | <u>1974</u> | <u>1970</u> | <u>1974</u> | <u>1970</u> | <u>1974</u> |
| George County | 118 | 73 | \$744,000 | \$354,000 | 288 | 403 |
| Stone County | 77 | 51 | 564,000 | 248,000 | 200 | 208 |

Source: Mississippi Statistical Abstract, 1970, 1974.

TABLE P-10
GENERAL STATISTICS OF WHOLESALE TRADE
GEORGE AND STONE COUNTIES
1970, 1974

| | <u>Number of Establishments</u> | | <u>Payroll</u> | | <u>Number of Employees</u> | |
|---------------|---------------------------------|-------------|----------------|-------------|----------------------------|-------------|
| | <u>1970</u> | <u>1974</u> | <u>1970</u> | <u>1974</u> | <u>1970</u> | <u>1974</u> |
| George County | 15 | 10 | \$91,000 | \$77,000 | 33 | 78 |
| Stone County | 9 | 5 | 62,000 | 20,000 | 34 | 20 |

Source: Mississippi Statistical Abstract, 1970, 1974

TABLE P-11
AVERAGE LABOR FORCE AND UNEMPLOYMENT
GEORGE AND STONE COUNTIES
1970-1975

| | GEORGE COUNTY | | | STONE COUNTY | | |
|-------|---------------|----------------|---------|--------------|----------------|---------|
| | Labor Force | No. Unemployed | Percent | Labor Force | No. Unemployed | Percent |
| 1970 | 4,116 | 226 | 5.5 | 3,060 | 53 | 1.7 |
| 1971 | 4,345 | 247 | 5.7 | 2,990 | 62 | 2.1 |
| 1972 | 4,633 | 226 | 4.9 | 3,134 | 54 | 1.7 |
| 1973 | 4,860 | 188 | 3.9 | 3,294 | 50 | 1.5 |
| 1974 | 5,058 | 189 | 3.7 | 3,327 | 58 | 1.7 |
| 1975* | 4,970 | 382 | 7.6 | 3,390 | 90 | 2.7 |

*Average for first 7 months of 1975.

Source: Mississippi Employment Security Commission.

indicates. As a result of this significant number of commuters, the size of the labor force in George and Stone Counties is not a reliable direct measure of the economy or the population since it changes with the level of economic opportunities adjacent to the study area. As an illustration, since 1940 the labor force has averaged just over 35% of the study area's population, but in 1970 only 19% of the population worked in the study area. According to census figures, the total labor force grew by 71% from 1940 to 1970 (Tables P-5 and P-6), and by 16% from 1970 through 1974 as Table P-11 shows. Since 1970 there has been an erratic upward trend in unemployment in the study area, but it remains well below the national and state averages in this respect. In 1975 unemployment was at its highest during the last five years as a result of the nationwide recession.

Briefly then, George and Stone Counties have shared in the quickened economic pace of South Mississippi in recent years, but the major stimulus in this region has been felt in the coastal counties in the form of shipbuilding, tourism, military installations, and seafood production. The growth of personal income reflects a vigorous economy, and further growth may be expected should secondary firms providing manufacture of timber products begin moving to the area.

George County

Employment in George County has shown a steady increase since 1930, rising by 144% to 4,690 persons in 1975, while medium family income rose from \$1,290 to \$6,619 between 1950 and 1970. The size of the labor force likewise experienced a sharp climb after 1940, rising over 78% to 4,930 persons in 1975 (Tables P-5 and P-11).

The average unemployment rate has been 5.2% since 1970, with an average of 7.6% for the first seven months of 1975 being the highest since 1970 (Table P-11).

According to the Mississippi Statistical Abstract for 1974, the largest source of income in George County was manufacturing, utilizing one-third of the county's employees, followed by retail trade, with 26% of the payrolled employees. In December, 1975, there were eleven manufacturers in George County employing 408 persons, a sharp drop from the 491 persons employed by these industries in December of 1974 (Table P-13).

The most dramatic changes in employment patterns in George County during the past 20 years have been primarily in two sectors. Agriculture, forestry, and fisheries employment has dropped from 1,074 persons in 1950 to 171 persons in 1970, a fall of 84%, while manufacturing employment has more than doubled in the same period to 1,377 persons. Overall county employment increased from 2,779 persons in 1950 to 3,827 persons in 1970 (Table P-15).

TABLE P-12
GEORGE AND STONE COUNTIES
TIMBER SEVERANCE TAX COLLECTIONS AND TIMBER DRAIN
1970-1974

| County | Severance Tax | Timber Products (Million Board Feet) | Pulpwood (Cords) | Stumpwood (Tons) | Turpentine Gum (BBL) | Growing Stock (Million Cubic Feet) |
|---------------|---------------|---|---------------------|---------------------|-------------------------|---------------------------------------|
| <u>GEORGE</u> | | | | | | |
| 1970 | \$ 8,884.18 | 9,585,403 | 42,604.03 | 4,606 | 1,500.00 | 151.9 |
| 1971 | 11,752.57 | 17,079,670 | 49,274.89 | 1,475 | 958.83 | 151.9 |
| 1972 | 14,628.65 | 21,655,230 | 57,876.55 | 95,200 | 946.96 | 163.7 |
| 1973 | 15,240.59 | 21,456,417 | 60,527.27 | 769 | 670.00 | 163.7 |
| 1974 | 18,274.36 | 13,502,000 | 55,663.00 | 878 | 579.00 | 173.8 |
| <u>STONE</u> | | | | | | |
| 1970 | \$17,667.49 | 22,177,883 | 76,762.37 | 3,533 | 270.00 | 186.1 |
| 1971 | 21,513.09 | 35,785,810 | 67,741.36 | 2,994 | 96.33 | 186.1 |
| 1972 | 17,675.36 | 33,087,260 | 45,633.61 | 146,700 | 91.80 | 183.8 |
| 1973 | 19,004.71 | 34,299,420 | 41,271.92 | 1,613 | | 183.8 |
| 1974 | 43,624.49 | 23,209,000 | 54,677.00 | 192 | | 157.2 |

Source: Mississippi Forestry Commission Annual Reports, 1970-1974.
Mississippi Statistical Abstract, 1970-1974.

TABLE P-13
EXISTING INDUSTRIES
GEORGE COUNTY

| <u>NAME OF INDUSTRY</u> | <u>TYPE OF PRODUCT</u> | <u>DECEMBER, 1974 EMPLOYMENT</u> | <u>DECEMBER, 1975 EMPLOYMENT</u> |
|-------------------------------------|--------------------------------|--------------------------------------|--------------------------------------|
| Albritton Enterprises | Logging | 11 | 11 |
| Dickerson Sawmill | Rough Lumber | 21 | 22 |
| George County Agriculture Center | Feed | -- | 9 |
| George County Times | Newspaper & Publishing | 7 | 5 |
| K & B Slaughterhouse | Slaughterhouse | - | 6 |
| Klemm Custom Cabinets | Kitchen Cabinets | 1 | 1 |
| Lucedale Sportswear Inc. | Men's & Women's Sportshirts | 350 | 265 |
| Lucedale Veneer Co. | Hardwood Veneer | 38 | 38 |
| Rogers Pallets | Wood Pallets | 25 | 13 |
| Jim Havens | Wedges, Blocks, Stakes | 2 | 2 |
| Rogers and Sons, Inc. | Timber | 36 | 36 |
| TOTAL EMPLOYMENT | | 491 | 408 |

Source: Mississippi Manufacturer's Directory, 1975, 1976.

TABLE P-14
EXISTING INDUSTRIES
STONE COUNTY

| <u>NAME OF INDUSTRY</u> | <u>TYPE OF PRODUCT</u> | <u>DECEMBER, 1974 EMPLOYMENT</u> | <u>JULY, 1975 EMPLOYMENT</u> |
|--|----------------------------|--------------------------------------|----------------------------------|
| Brown-Miller Co. | Pickles | 300 | 200 |
| C & J Lumber Co. | Rough Lumber | 7 | 7 |
| Davis Bros., Inc. | Poles & Pilings | 12 | 15 |
| Charles Guy Evans & Sons, Inc. | Logging | 6 | 13 |
| Crown-Zellerbach | Poles & Pilings | 25 | 25 |
| Hood Lumber Co. | Pine Lumber | 57 | 65 |
| International Paper Co. | Plywood, Lumber | 310 | 255 |
| J. F. Miller Timber Co. | Pulpwood | 12 | 12 |
| St. Regis Paper Co. | Wood Chips | 6 | 6 |
| Southern Pine Wood Preserving, Inc. | Treated Pine Products | 10 | 10 |
| Woodco, Inc. | Pulpwood | 6 | 6 |
| TIMCO | Wood Preserving | 15 | 15 |
| Dunn Paper Co. | Towel & Tissue Mfg. | - | 35 |
| TOTAL EMPLOYMENT | | 776 | 664 |

Source: Mississippi Manufacturer's Directory 1975, 1976.

Retail sales in George County from 1970 to 1974 increased by 55.5% to over \$29 million, and for Lucedale the increase was by 31.1% to \$21 million. During this period, however, the number of retail establishments fell from 118 to 73. Wholesale sales in this period increased in George County to over \$4 million, but in Lucedale itself they fell by 9.1% to just over \$2 million. The number of wholesale establishments fell from 15 to 10 during this period (Tables P-9 and P-10). From 1970 to 1974, taxable income grew by 69.1% to nearly \$7.6 million (Table P-8). Despite the large decline noted above in the number of workers in agriculture, forestry, and fisheries by 1970, the importance which this sector plays in the county's earnings is indicated by the fact that over three-fourths of the county's land is covered with forest and over one-fifth is used for agriculture. Industry in George County is centered in and adjacent to Lucedale. There are no planned industrial parks in the county.

Stone County

Stone County's employment rate since 1930 has shown an increase of 90% to 3,217 persons in 1975. In the period from 1940 to 1970, medium family income rose from \$1,576 to \$6,518, a climb of over 313%. The labor force in Stone County has also risen since 1940, but not as sharply as the county's employment. The labor force increased by over 48% to 3,390 persons in 1975 (Tables P-6 and P-11). Stone County's average unemployment rate has consistently been one of the lowest in Mississippi, averaging 1.9% since 1970. The unemployment rate for the first seven months of 1975 was 2.7%, the highest rate since 1970 (Table P-11).

According to the Mississippi Statistical Abstract for 1974, the largest source of income in Stone County was like George County, in manufacturing, with 54% of the payrolled workers. Retail trade followed with 209 persons, or 19% of the payrolled employees. In July, 1975, there were 13 manufacturers in Stone County employing 664 workers, compared with 776 workers employed by 12 manufacturers in December of 1974. Accounting for the majority of this difference of 112 workers is the fact that one manufacturer, KUDA, Inc., a manufacturer of men's shirts, was destroyed by fire earlier in 1975 (Table P-14).

Bureau of the Census figures show that since 1950 the pattern of employment in Stone County has seen sharp changes in the number of workers in the manufacturing sector; in the agriculture, forestry, and fisheries sector; and in the services sector. The number of manufacturing workers has risen by more than 81% to 779 workers during this period, while the number of workers in the services sector rose by 135% to 785 workers. At the same time the number of

TABLE P-15
DISTRIBUTION OF EMPLOYMENT
AMONG SELECTED MAJOR SECTORS OF THE ECONOMY

| | 1950 | | 1960 | | 1970 | | Percentage Change 1950-1970 | |
|--|--------|-------|--------|-------|--------|-------|--------------------------------|-------|
| | George | Stone | George | Stone | George | Stone | George | Stone |
| Agriculture, Forestry, and Fisheries | 1,074 | 552 | 482 | 251 | 171 | 169 | -84% | -69% |
| Construction | 174 | 101 | 180 | 141 | 440 | 336 | +153% | +233% |
| Manufacturing | 650 | 429 | 860 | 585 | 1,377 | 779 | +118% | +82% |
| Transportation, Utilities, and Communications | 145 | 58 | 163 | 107 | 240 | 171 | + 66% | +194% |
| Wholesale Trade | 20 | 10 | 62 | 38 | 108 | 54 | +440% | +440% |
| Retail Trade | 294 | 232 | 478 | 329 | 343 | 271 | + 17% | + 17% |
| Finance, Insurance and Real Estate | 19 | 10 | 30 | 15 | 66 | 44 | +247% | +340% |
| Services | 293 | 334 | 533 | 462 | 721 | 785 | +146% | +135% |
| Public Administration | 66 | 53 | 314 | 95 | 121 | 116 | + 83% | +119% |
| Total Employment | 2,779 | 1,826 | 3,192 | 2,088 | 3,827 | 2,832 | +37.7% | 55% |

Source: U. S. Census Reports, 1950 - 1970.

TABLE P-16
MANUFACTURING PATTERNS OF EMPLOYED PERSONS
GEORGE AND STONE COUNTIES
1970

| <u>CATEGORY</u> | <u>GEORGE</u> | <u>STONE</u> |
|---|---------------|--------------|
| Furniture, Lumber, and Wood Products | 145 | 312 |
| Metal Industries | 13 | 15 |
| Machinery, Except Electrical | 5 | 19 |
| Electrical Machinery, Equipment, and Supplies | -- | 5 |
| Transportation Equipment | 620 | 61 |
| Other Durable Goods | 82 | 6 |
| Food and Kindred Products | 21 | 213 |
| Textiles and Fabricated Textile Products | 280 | 74 |
| Printing, Publishing, and Allied Industries | -- | 11 |
| Chemicals, and Allied Products | 26 | 11 |
| Other Nondurable Goods | 185 | 52 |
| TOTAL MANUFACTURING EMPLOYEES | 1,377 | 779 |

Source: U. S. Bureau of the Census Reports, 1970.

TABLE P-17
PLACE OF WORK FOR WORKERS
GEORGE AND STONE COUNTIES
Week of Census, 1970

GEORGE COUNTY

| <u>George County</u> | <u>Mobile County Alabama</u> | <u>Harrison County</u> | <u>Greene County</u> | <u>Perry County</u> | <u>Stone County</u> |
|-----------------------|----------------------------------|-----------------------------|------------------------|-------------------------|---------------------|
| 2,184 | 220 | 33 | 36 | 15 | 39 |
| <u>Jackson County</u> | <u>Forrest County</u> | <u>Pearl River County</u> | <u>Lamar County</u> | <u>Covington County</u> | <u>Laurel</u> |
| 815 | 4 | 6 | 8 | 9 | 6 |
| <u>Others</u> | <u>Total Not Reported</u> | <u>Total County Workers</u> | <u>Total Commuting</u> | | |
| 9 | 248 | 3,632 | 1,200 | 33% | |

STONE COUNTY

| <u>Stone County</u> | <u>Harrison County</u> | <u>Forrest County</u> | <u>Perry County</u> | <u>George County</u> |
|-----------------------|---------------------------|-----------------------------|------------------------|----------------------|
| 1,815 | 375 | 36 | 5 | 36 |
| <u>Jackson County</u> | <u>Hancock County</u> | <u>Pearl River County</u> | <u>Lamar County</u> | <u>New Orleans</u> |
| 117 | 6 | 53 | 18 | 7 |
| <u>Others</u> | <u>Total Not Reported</u> | <u>Total County Workers</u> | <u>Total Commuting</u> | |
| 15 | 329 | 2,812 | 668 | 36.8% |

Source: State Employment Security Commission, December, 1975.

workers in the agriculture, forestry, and fisheries sector fell from 552 persons to 169 persons. As can be seen from Table P-15, the total county employment had an overall increase of 55% during the same period.

Retail sales in Stone County increased by 28.9% from 1970 to 1974 to nearly \$22 million, but for Wiggins the increase was only 7.7% during this period, going over \$14 million. During this period the number of retail establishments in the county fell from 77 to 51. Wholesale sales in Stone County declined by 37.3%, from \$2.6 million to \$1.6 million, between 1970 and 1974. The number of wholesale establishments also declined from nine to five during this time (Tables P-8 and P-10). From 1970 to 1974 taxable income in Stone County grew by nearly 73%, reaching \$4,447,904 in 1974 (Table P-8).

As in George County, the large decline noted above in the number of workers in agriculture, forestry, and fisheries belies the importance this sector of the economy holds for the county. For instance, 97.26% of the land in the county is either forested or used for agriculture; 40% of the 779 manufacturing employees in the county work in the furniture, lumber, and wood products area; and 27% work in the food and kindred products area (Table P-16).

Industry in Stone County is primarily within or adjacent to the corporate limits of Wiggins. The 1975 Comprehensive Plan that has been adopted by Wiggins contains a proposal for a light industrial park along the Illinois Central Gulf Railroad in the northern portion of the city.

HOUSING

HOUSING

A. SUMMARY

The George-Stone County study area currently has an estimated 7,052 residential dwelling units to house the 24,386 persons currently residing in the two counties. Approximately 25% of these units are within the corporate limits of Lucedale and Wiggins. The vast majority of all the dwellings in both counties are single family residences (6,478). There are only 57 multi-family units and 517 mobile homes in the study area. All of the multi-family units are located within the corporate limits of the municipalities, but only 131 (25.3%) of the mobile homes are found in Lucedale and Wiggins.

Seasonal housing in the two-county study area consists primarily of recreational houses located in fishing camps (George County) and along lakes (Stone County). By contacting game wardens, Flint Creek Water Park personnel, county agents, and rural mail carriers, and using aerial photography, it was determined there were approximately 122 recreational homes in both counties. George County had the majority of these types of dwellings, where it was estimated that approximately 90 units were located along the Pascagoula River.

Population growth in both counties will amount to an increase of 5,648 persons in the study area from 1975 to 2000. This population increase will mean that approximately 1,636 housing units will need to be added to the housing stock during the next 25 years. Based on the population projections in each municipality, the majority of the additional units in George County will be needed in the rural portions of the county, and in Stone County all of the additional units will need to be in Wiggins.

B. GEORGE COUNTY

Population size and the number of housing units within an area have a direct relationship to each other. The current population estimate for George County, as discussed in previous sections of this report, is 14,477 persons. In 1970 the U.S. Bureau of the Census reported the population per household, or average household size, in the county was 3.5 persons. Based on this reported figure and the current estimate of the population, it was determined that there are approximately 4,137 dwellings in George County. The estimated number of current dwelling units in the Town of

Lucedale is 688 and is based on data obtained from the town's 1973 Comprehensive Plan for Community Development.

All of the housing units in the county were divided into three major categories: single family, multi-family, and mobile homes. Of these three categories, single family units is by far the largest. It was found there are approximately twenty-seven (27) multi-family units in the county totally within the corporate limits of Lucedale. Based on a survey conducted by the rural mail carriers of George County, it was found there are approximately 116 mobile homes in the rural portions of the county. The 1973 Comprehensive Plan for Lucedale reports there are 86 mobile homes in town for a total of 202 mobile homes in the entire county. From the above data it can be seen that the total housing stock in George County (4,137 units) is comprised of 3,908 single family residences, 27 multi-family units, and 202 mobile homes.

Seasonal housing in George County consists mainly of fishing camps along the Pascagoula River south of State Highway 26. Based on the photo interpretation used in the land use portion of this document, it was estimated there were approximately 90 residential structures located primarily in two camps along the river.

The projected population in George County of 17,329 for the year 2000 will be a 19.7% increase above the current estimate of 14,477 persons. This increase will necessitate an accompanying increase in residential dwellings. Table H-1 shows the estimated number of dwelling units needed in the intervening years from 1975 to 2000. It is estimated there will need to be approximately 4,951 dwellings by 2000 in George County. This is an increase of 814 units in 25 years. Based on the population projections shown in Table P-2, the vast majority of these units will be needed in the rural portions of the county.

C. STONE COUNTY

The current population estimate for Stone County is 9,909 persons. By applying the average household size, or population per household, of 3.4 persons as reported in the 1970 Census of Population to the current estimate, it is found that approximately 2,915 dwellings house the current county population. The 1975 Community Development Plan for Wiggins reports the city has a current population of nearly 3,600 persons. Based on the average household size reported in the 1970 Census of Population, there are an estimated 1,098 dwelling units currently in the city. While the city comprises 36.3% of the current county population, it comprises over 37% of the

TABLE H-1
PROJECTED NUMBER OF DWELLING UNITS

GEORGE COUNTY

| | <u>1975</u> | <u>1980</u> | <u>1985</u> | <u>1990</u> | <u>1995</u> | <u>2000</u> |
|------------------------------------|-------------|-------------|-------------|-------------|-------------|-------------|
| *Population Projection | 14,477 | 14,391 | 15,190 | 15,903 | 16,616 | 17,329 |
| **1970 Pop./Household | 3.5 | 3.5 | 3.5 | 3.5 | 3.5 | 3.5 |
| Estimated Dwelling Units Needed | 4,137 | 4,112 | 4,340 | 4,544 | 4,747 | 4,951 |

STONE COUNTY

| | <u>1975</u> | <u>1980</u> | <u>1985</u> | <u>1990</u> | <u>1995</u> | <u>2000</u> |
|------------------------------------|-------------|-------------|-------------|-------------|-------------|-------------|
| *Population Projection | 9,909 | 10,011 | 10,685 | 11,358 | 12,032 | 12,705 |
| **1970 Pop./Household | 3.4 | 3.4 | 3.4 | 3.4 | 3.4 | 3.4 |
| Estimated Dwelling Units Needed | 2,915 | 2,944 | 3,143 | 3,341 | 3,539 | 3,737 |

*SMPDD Current Estimates and Projections.

**1970 Census of Population, U. S. Bureau of the Census.

current housing stock in the county. This is true because of the difference in the household size in the city (3.28 persons per household) and the county (3.4 persons per household).

As in George County, single family residences are the largest type of dwelling in Stone County. The only multi-family units in the county are located in Wiggins, and data collected for the 1975 Wiggins Plan indicates there are 30 multi-family residential units in its housing stock. A survey was also conducted by the rural mail carriers in Stone County in order to determine the number of mobile homes in the county. This survey showed there are approximately 270 mobile homes in the county exclusive of Wiggins. Data obtained in the development of the 1975 Wiggins Plan noted there are 45 mobile homes in the corporate area, for a total of 315 mobile homes in Stone County. From this data it can be seen that the total housing stock in the county (2,915 units) is comprised of 2,570 single family homes, 30 multi-family dwellings and 315 mobile homes.

Seasonal housing in Stone County consists primarily of recreational homes located on or near recreation lakes. These lakes are Ramsey Springs, Red Gap Lake, and Silver Run Lakes. Ramsey Springs is located east of Wiggins on State Highway 26. Red Gap Lake and Silver Run Lakes are located in the extreme western portion of the county, west-south-west of Perkinston. Ramsey Springs and Silver Run Lakes are the largest of the three developments and contain the majority of the estimated 32 seasonal homes in Stone County.

Table H-1 presents population projections and dwelling unit estimates in five-year increments from 1975 to 2000. This table shows the population projection for the year 2000 to be 12,705 persons, a 28.2% increase above the current estimate. There will need to be an increase of 822 dwellings over the 2,915 currently estimated to total 3,737 by 2000. Table P-2 in a previous section of this document indicates that all of the population growth in Stone County during this 25-year period will take place in Wiggins; consequently all of the additional dwellings shown here will more than likely be built in Wiggins.

TRANSPORTATION

TRANSPORTATION

A. SUMMARY

A variety of modes of transportation (highway, rail, bus, motor freight, and parcel services) is available in George and Stone Counties. Water transportation and commercial air transportation are available in adjacent counties. Both counties are interlaced well with federal and state highways. U.S. Highway 49 and 98 and State Highways 15, 26, 29, 57, 63, 612, and 613 serve the two-county study area. Both counties are well covered by north/south routes, while the only major east/west route is State Highway 26.

The two-county study area is served by two railroads: the Illinois Central Gulf and the Mississippi Export. The Mississippi Export Line serves as a connector between Lucedale and Pascagoula, where it connects with the Louisville and Nashville Railroad. The Illinois Central Gulf Railroad in George County connects with the L & N in Mobile, Alabama, and the Southern Railroad in Hattiesburg. The I.C.G.R.R. in Stone County joins the same railroads in Gulfport and Hattiesburg. There are approximately 53.8 miles of track in the two counties. Passenger service for George and Stone County citizens is available in Pascagoula and Gulfport, approximately 35 miles south of Lucedale and Wiggins, respectively.

There are ten motor freight carriers and three parcel services in both counties. Only one of these has a terminal in either county, and it is located in Wiggins. Bus service is provided by Gulf Transport Company in George County and Lucedale, and by Continental Trailways in Stone County and Wiggins. Both bus lines provide regularly scheduled service at stations in each of the municipalities.

Commercial air service is provided by four airports within easy driving distance of either county. These airports are located at Mobile, Pascagoula, Gulfport, and just north of Hattiesburg. Southern Airlines provides service to all four airports, while Delta and Eastern Airlines provide additional service at the Mobile Airport. The Wiggins Municipal Airport, located just west of the corporate limits, makes provisions for private aircraft in Stone County. Water transportation is available on the Gulf Coast at three ports having channel depths of 40 feet: Gulfport, Pascagoula, and Mobile. All three ports have access to the Intercoastal Waterway. In addition, the Port of Mobile provides access to the interior of Alabama by way of the Tombigbee and Mobile Rivers.

Information obtained from the Mississippi State Highway Department and the respective municipal street departments indicates there are approximately 1,017 miles of highways, roads,

and streets in George and Stone Counties. Of this mileage, 490 miles (48.2%) are paved. The municipal street mileage comprises approximately 6.2% of the total, state-maintained highways comprise nearly 17% of the total, and the remaining 782.6 miles (76.9%) are maintained by the boards of supervisors. However, 274.2 miles of the roads for which the supervisors are responsible are classified under the State Aid Program and the supervisors are eligible for financial assistance in the maintenance of them.

Average Daily Traffic Counts for 1970 and 1974 available from the Mississippi State Highway Department for the roads in George and Stone Counties indicate increases generally on every major road in the study area. Any decreases noted were primarily on the highways leading west from each municipality. Roads leading in a southerly direction generally had substantial increases. Major commuter streams leading into the adjacent southern counties account for a good deal of the traffic on the north/south routes. Over 1,500 people travel through the study area to work in Harrison or Jackson Counties.

Significant traffic generators in George and Stone Counties consist primarily of shopping areas, employment centers, schools and major recreation facilities. Most of these generators are located in the vicinity of the municipalities, Lucedale and Wiggins. Subsequently, the traffic counts are higher in and around each of these county seats.

The existing transportation systems in the study area seem to be adequate for current conditions. It also appears they will provide adequate service to area residents in 2000. Significant changes that will probably take place during the planning period will be the construction of an airport to accomodate private aircraft, and the construction of a major four-lane north/south thoroughfare in George County.

B. GEORGE COUNTY

All modes of transportation are available either within George County or in its neighboring counties. Highway, rail, motor freight, bus, and parcel services are available in the county, while air and water transportation is available in Mobile County, Alabama, and Jackson County, Mississippi. The major highway system in the county, consisting of one U. S. Highway (number 98) and five state highways (numbers 26, 57, 63, 612, and 613), provide ready access throughout the county: U. S. Highway 98 connects Lucedale with Mobile, Alabama, and points east, and with Hattiesburg and points north and west. State Highway 26 runs east/west through the county connecting

Lucedale and Wiggins. Highways 57 and 63 serve north/south through-traffic in the western and eastcentral portions of the county respectively. Highway 613 runs south from Lucedale through the eastern portion of the county and connects with Highway 63 near Pascagoula in Jackson County. Highway 612 ties southeast George County with Mobile County, Alabama.

Rail transportation is provided by two rail lines: the Illinois Central Gulf and the Mississippi Export. The Illinois Central Gulf Railroad borders U. S. Highway 98 through the county for approximately 23 miles and connects in Hattiesburg and Mobile with other major rail lines. The Mississippi Export Railroad joins the I.C.G.R.R. east of Lucedale and connects with the L. & N. R.R. in Pascagoula. The Mississippi Export Line has approximately 13 miles of track in George County. Passenger service is not provided on either of the rail lines in the county, but is available in Pascagoula.

There are eight motor freight carriers serving George County and Lucedale, but none of them have terminals located in the county. The carriers serving the county are Southern Forwarding, GFA, Highway Express, Fayards', Shippers' Express, Mississippi Freight Lines, Roadway Express, and Singing River Motor Freight. Parcel service in the county is provided by three companies: United Parcel Service, REA Express, and Gulf Transportation Company. With these eight motor freight carriers and three parcel services, the shipping needs of George County residents are being more than adequately met.

There is one bus line which serves George County -- the Gulf Transport Company. It provides regularly scheduled passenger and parcel service to the county with a station in Lucedale.

Commercial air service is provided to the businesses and residents of the county at the Mobile and Pascagoula Airports. These airports are approximately forty miles from the center of George County, and provide connections for world-wide travel. Three national airlines (Delta, Eastern, and Southern) provide service at the Mobile Airport with 30 regularly scheduled daily flights. Pascagoula Airport is also served by Southern Airlines.

If water transportation is desired, it is available at the Port of Mobile and the Port of Pascagoula, both of which have channel depths of 40 feet. These ports, which are both approximately 40 miles away, connect with the Intercoastal Waterway and international routes. The Mobile port also provides access to the interior of Alabama via the Tombigbee and Mobile Rivers.

Based on information obtained from the Mississippi State Highway Department and the department head of the Lucedale Street Department, there are approximately 545.4 miles of

roads, highways and streets in George County. Over 57% (313.2 miles) of these thoroughfares are unpaved, and 42.6% (232.2 miles) are paved. Table T-1 shows this data and also depicts that while nearly 95% of Lucedale's streets are paved, they comprise only about 5% (27.4 miles) of all the road mileage in the county. Of the remaining 518 miles of roads in the county, the board of supervisors is responsible for maintaining 79.5% of them. Of the mileage the supervisors are responsible for maintaining, only 26.5% is paved and the majority of these paved roads are funded through the State Aid Program. State-maintained roads in George County, both paved and unpaved, total 106 miles, or only 19.4% of the total road mileage in the county. However, 91.4% (96.9 miles) of the state-maintained roads are paved.

Average Daily Traffic Counts for 1970 and 1974 supplied by the Mississippi State Highway Department are graphically depicted on Map 3. These figures generally show an overall increase in traffic volumes on most of the roads in George County between 1970 and 1974. U. S. Highway 98, the largest traffic carrier in the county, showed increases in traffic volumes for nearly its entire length in the county during this five-year period. The slight decrease in volume at the Mississippi/Alabama state line could possibly be explained by the increase in volume on State Highway 612. U. S. Highway 98 has long been known by George County residents for its hazardous conditions, and with the improvement of Highway 612 and its counterpart in Alabama, it appears that many residents have made a shift in their travel patterns from U. S. 98 to State Highway 612. Mississippi State Highway 26 was the second most traveled road in the county in 1970, but in 1974 traffic volumes on it dropped to the point that it ranked as the third highest. All major north/south routes (State Highway 57, 63, and 613) show a definite increase in traffic at all the points monitored. These increases reflect a continuance of commuter traffic into Jackson County, as indicated by Map 4. This map shows the major commuter streams in George County for 1970, and also the 800 persons who lived in George County and worked in Jackson County. This same map also shows 200 county residents commuted into Mobile County, Alabama. In addition, there were 200 persons from Greene County who traveled through George County into Jackson County for work in 1970. These patterns are also supported by Table P-17 in the preceding economy portion of this report.

The location of those businesses or activities in the county which generate significant amounts of traffic are shown on Map 5. These activities serve as primary destinations for the majority of in-county trips. The areas shown are for the most part shopping areas, areas of

TABLE T-1
ROAD MILEAGE
GEORGE AND STONE COUNTIES

GEORGE COUNTY

| | <u>Total Miles State Maintained</u> | <u>Rural State Aid</u> | <u>Other County Maintained</u> | <u>Total Rural Roads</u> | <u>Total* Municipal Streets</u> | <u>Total County Miles</u> |
|---------|---|----------------------------|------------------------------------|------------------------------|---|-------------------------------|
| Paved | 96.9 | 84.1 | 25.2 | 206.2 | 26.0 | 232.2 |
| Unpaved | <u>9.1</u> | <u>41.4</u> | <u>261.2</u> | <u>311.8</u> | <u>1.4</u> | <u>313.2</u> |
| Total | 106.0 | 125.5 | 286.4 | 518.0 | 27.4 | 545.4 |

STONE COUNTY

| | <u>Total Miles State Maintained</u> | <u>Rural State Aid</u> | <u>Other County Maintained</u> | <u>Total Rural Roads</u> | <u>Total* Municipal Streets</u> | <u>Total County Miles</u> |
|---------|---|----------------------------|------------------------------------|------------------------------|---|-------------------------------|
| Paved | 52.5 | 126.1 | 45.9 | 224.5 | 33.6 | 258.1 |
| Unpaved | <u>13.0</u> | <u>22.6</u> | <u>176.1</u> | <u>211.7</u> | <u>2.5</u> | <u>214.2</u> |
| Total | 65.5 | 148.7 | 222.0 | 436.2 | 36.1 | 472.3 |

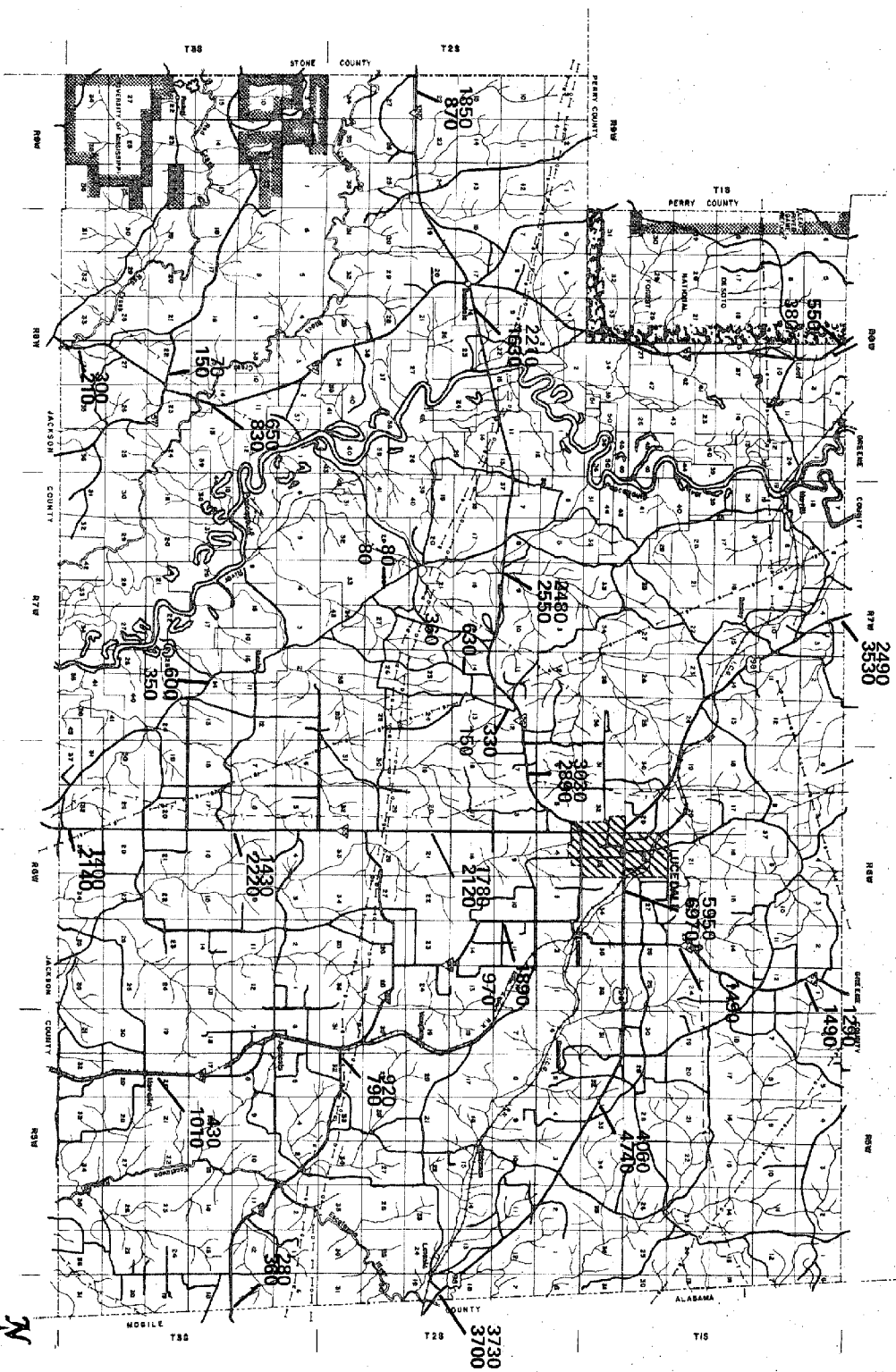
Sources: Mississippi State Highway Department, Road and Street Mileage, December 31, 1974.

*Respective heads of the municipal street departments.

| | |
|--------------|----------------|
| DATE | AUGUST 1, 1978 |
| MEMBER | R. HARTLEY |
| ORGANIZATION | ALLEN, M. DELL |

Southern Mississippi Planning and Development District

Southern Mississippi Planning and



SELECTED AVERAGE DAILY TRAFFIC COUNTS

MAP 3

1974 Counts

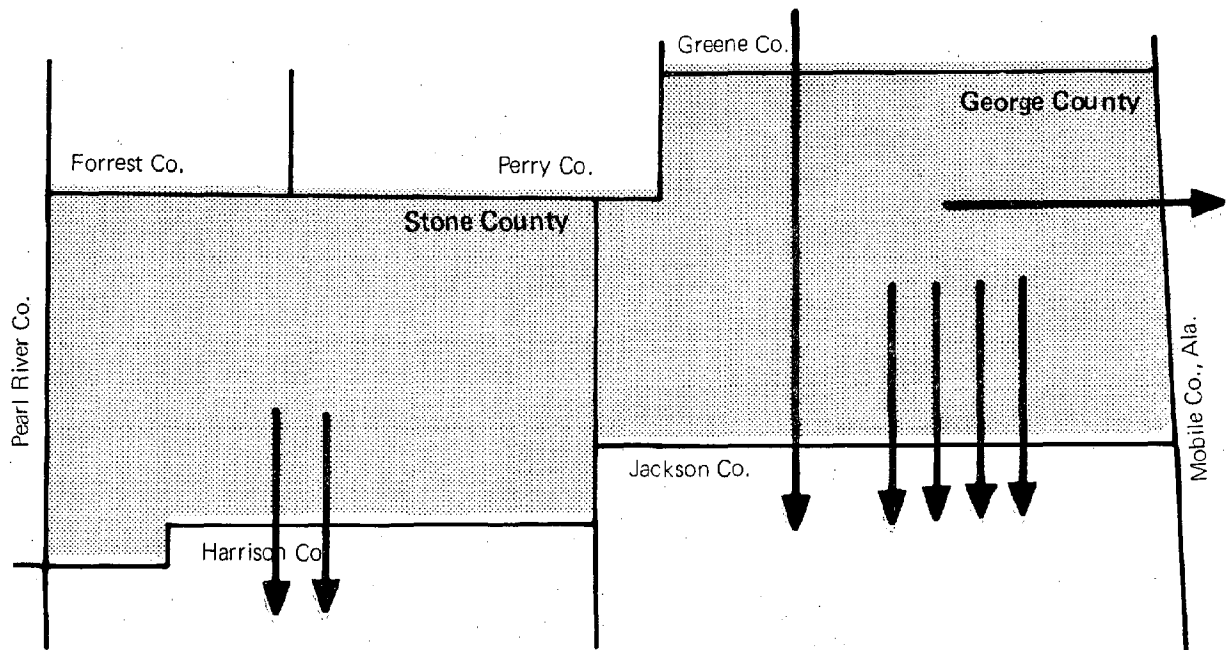
1970 Counts

Prepared For:
MISSISSIPPI MARINE RESOURCES COUNCIL
Coastal Zone Management Program

Control Zone Management Program

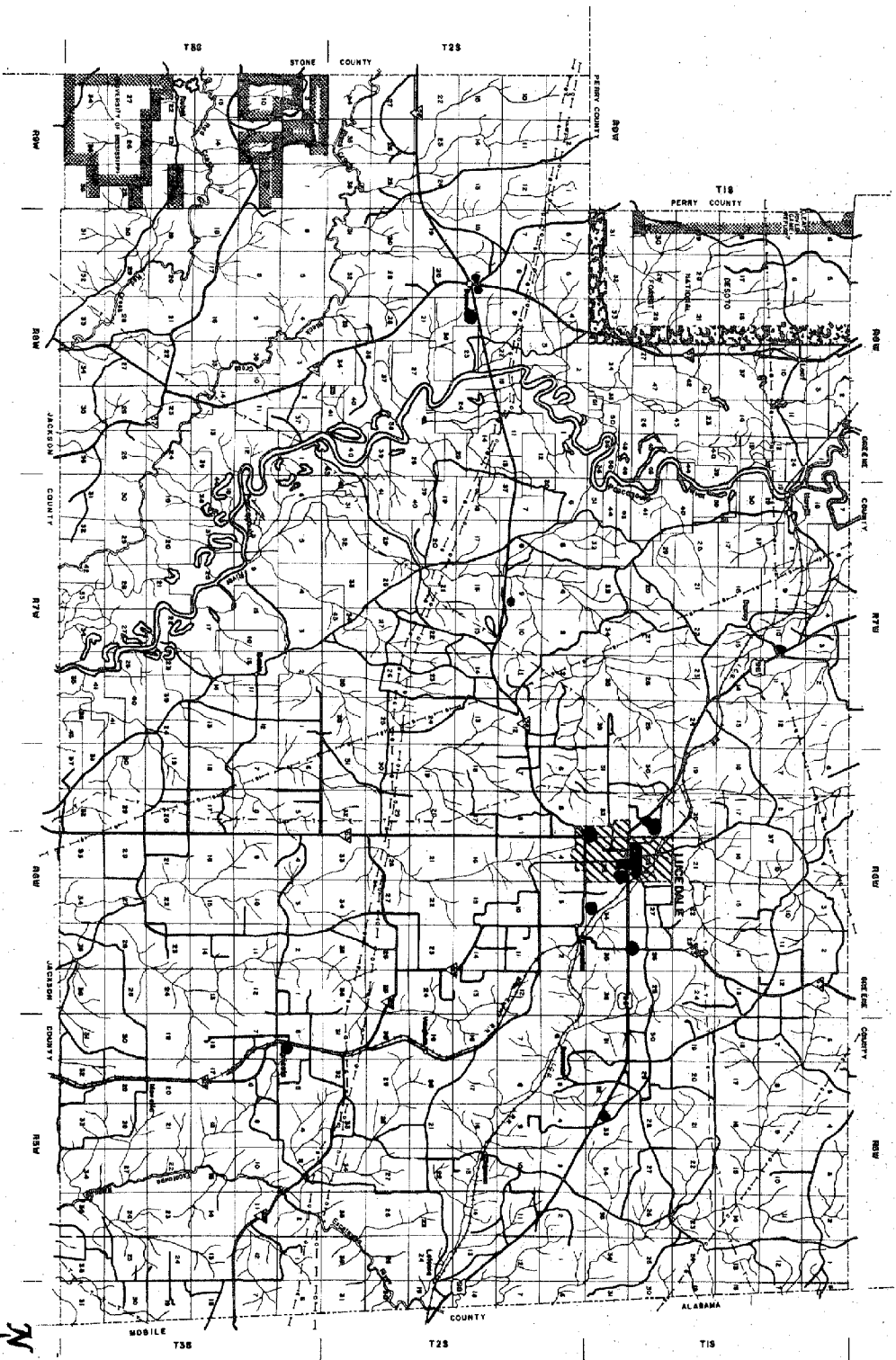
Control Zone Management Program

**MAP 4 — MAJOR COMMUTING PATTERNS
GEORGE AND STONE COUNTIES, 1970**



EACH ARROW REPRESENTS APPROXIMATELY 200 COMMUTERS.

Source: Mississippi Research and Development Center
Handbook of Selected Data for Mississippi, March, 1973



MAP 5
SIGNIFICANT TRAFFIC GENERATORS

- Commercial
- Industrial
- Public & Semi-Public

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District

Prepared For:
MISSISSIPPI MARINE RESOURCES COUNCIL
Coastal Zone Management Program

employment, or locations of schools. The one area generating the most significant number of trips for George County residents is not located in the county. It is the employment centers in the Pascagoula area of Jackson County. The majority of the traffic generators are located in the vicinity of Lucedale, which is the business center of the county and would logically generate the majority of the trips in the county. This is also supported by the fact that the average daily traffic counts are higher in and around Lucedale.

The transportation network in George County appears to be most adequate for existing conditions. However, during the 25-year planning period covered by this study, there are some significant changes that will probably take place. One of these will be the development of an airport in the county. Air facilities currently do not exist, and local officials have been laying the ground work for such facilities for several years. The general area in which the airport will probably be located is south of Lucedale near State Highway 63. A major four-lane north-south thoroughfare will also be constructed during the planning period. This thoroughfare, planned to run through the eastern portion of the state from Tennessee to the Gulf Coast, will primarily follow the route of State Highway 63 through George County. According to the Mississippi State Highway Department, construction on the George County segment of this highway will probably be initiated during 1978. In conjunction with this thoroughfare, a proposed by-pass for U. S. Highway 98 north of Lucedale will be constructed. Also, there have been some plans proposed that will place an "energy corridor" along this same route through the county. This "corridor" is proposed as the primary distribution route for any eventual development of terminal facilities related to the refining or production of petroleum products along the Gulf Coast. With these changes and continuing maintenance on existing roads and highway, the transportation network in George County should provide more than adequate services to county residents in 2000.

C. STONE COUNTY

Modes of transportation available in Stone County include highway, rail, motor freight, bus, parcel and private air services. The closest water transportation is located in neighboring Harrison County at Gulfport. The major highways in Stone County cross it in such a manner as to provide access to all portions of it and to the retail centers in the adjoining counties. These major highways are U. S. Highway 49 and State Highways 15, 26 and 29. U. S. Highway 49 which bisects the

county in a north/south direction, is a major traffic route in the state. From its terminus in Gulfport, it runs northward through Wiggins to Hattiesburg and Jackson and on to cross the Mississippi River into Arkansas at Helena. It is also the major north/south route in the county. State Highway 15 is also a north/south route meandering through the eastern portion of the county. The other north/south route is State Highway 29. It enters Stone County from Perry County and ends in Wiggins. State Highway 26, which also goes through Wiggins, is the only major east/west thoroughfare in the county. It connects Lucedale to the east with Poplarville to the west.

Rail service is provided by the Illinois Central Gulf Railroad. This rail line closely borders U. S. Highway 49 for its entire length in the county and traverses approximately 17.8 miles. This railway joins the Southern Railroad in Hattiesburg, where service is provided in northeasterly, northwesterly and westerly directions. In Gulfport it joins the Louisville and Nashville Railroad for points east and west. Passenger service is not provided on this particular segment of the Illinois Central Gulf Railroad but it is available at Gulfport.

Seven motor freight carriers serve Stone County and Wiggins; however, only one has a terminal in the county. The carrier having a terminal located in Wiggins is Poole Truck Lines. The others are Highway Express, Jones Truck Lines, Roadway Express, Southern Forwarding, Shippers' Express, and Singing River Motor Freight. Parcel service for county residents is provided by two companies: United Parcel Service and REA Express. The shipping needs of Stone County residents is more than adequately met by the seven motor freight carriers and two parcel services.

Continental Trailways is the only bus line providing service to Stone County and Wiggins. This bus line provides both passenger and parcel service on a regularly scheduled basis and has a station in Wiggins.

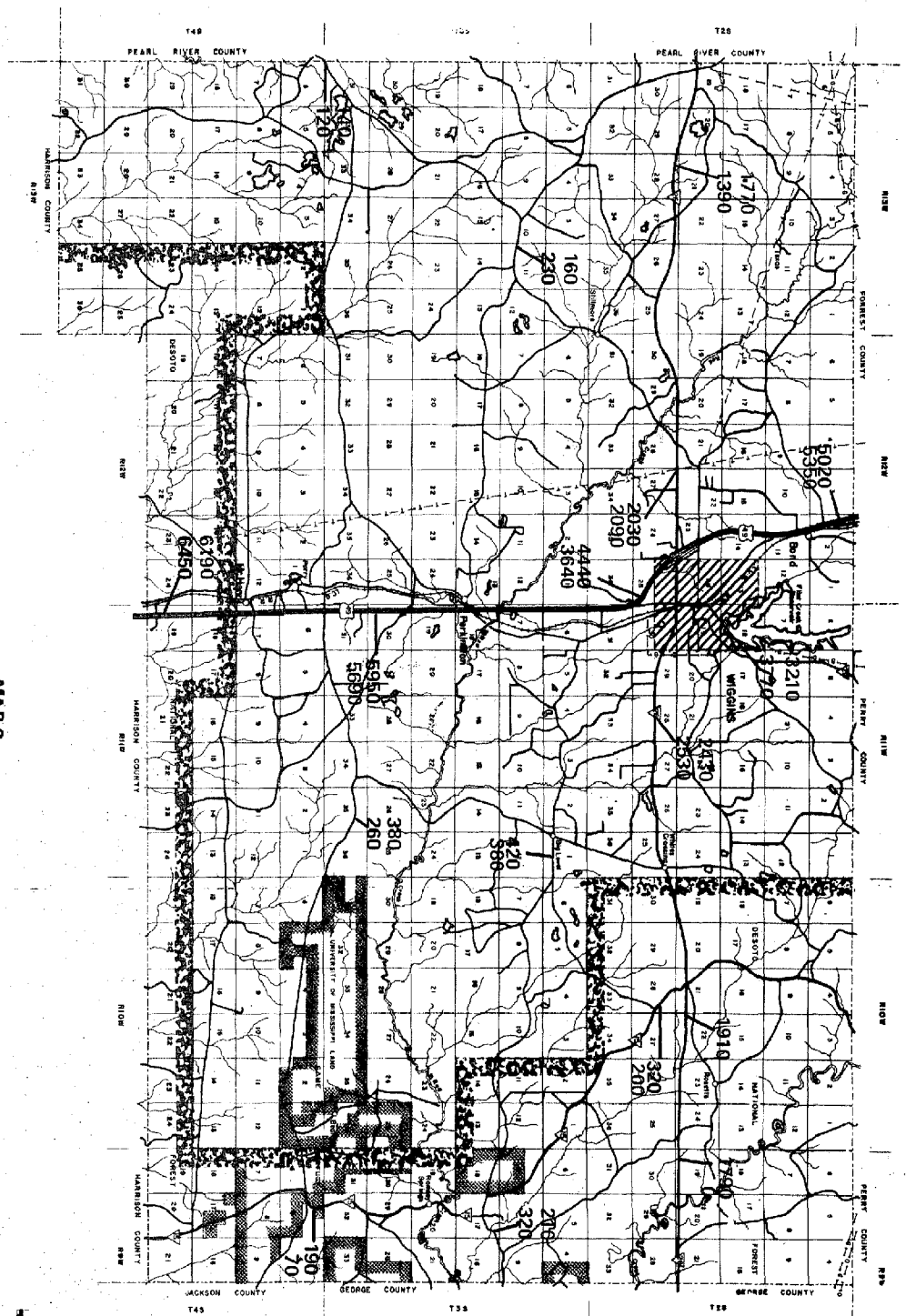
The commercial air service nearest to Stone County residents is Gulfport-Biloxi Municipal Airport, located approximately 35 miles from Wiggins. Pine Belt Regional Airport, located just north of Hattiesburg, is also within easy driving distance. Southern Airlines provides regular service at both airports and connects with other major airlines at other airports. In addition to these two airports, the Wiggins Municipal Airport makes provisions for private aircraft with a 3,000 foot paved and lighted runway. Aviation fuel is also available.

The Port of Gulfport, approximately 40 miles south of Wiggins, provides water transportation to international routes by means of the Intercoastal Waterway. The Port is connected to the Intercoastal Waterway by a channel with a 40-foot depth. The Port of Gulfport is more than adequate to handle ocean-going vessels.

Information obtained from the Mississippi State Highway Department and the municipal street department in Wiggins shows a total of approximately 472.3 miles of roads, highways and streets in Stone County. Approximately 258.1 miles (54.6%) of these are paved. City streets comprise a small percentage (7.6%) of the total mileage in the county. However, approximately 93% of the 36.1 miles of streets in Wiggins are paved. Table T-1 shows this data, and it also shows that the State Highway Department is responsible for maintaining only 65.5 miles (14.9%) of the rural road mileage in the county. However, only 20% (13 miles) of the state-maintained mileage is unpaved. The Stone County Board of Supervisors is charged with the maintenance of over 370.7 miles of roads, but over 40% of this mileage is funded by the State Aid Program. Over 84% of the "State Aid" road system in the county is paved. The supervisors have paved only 45.9 miles of roads in the remaining 222 miles under their jurisdiction. This means just over 79% of the roads solely under the jurisdiction of the supervisors is unpaved.

Map 6 indicates the 1970 and 1974 Average Daily Traffic Counts taken from maps supplied by the Mississippi State Highway Department. These figures indicate a general increase in traffic volumes on most of the roads in Stone County during the five-year period. U. S. Highway 49, the largest traffic carrier in the county, had increases in traffic volumes for nearly its entire length. The decrease at the Stone/Forrest county line, in conjunction with the increases south of Wiggins, indicates a slight shift in travel patterns with more emphasis to the south and the retail and employment centers of the Gulf Coast. Travel volumes decreased on State Highway 26 west of Wiggins, but increased east of Wiggins. State Highway 29, which serves as the primary link between the residents of southern Perry County and the City of Wiggins, had the largest increase in traffic volume of any of the highways in Stone County. The only other state highway in the county, Highway 15, does not have nearly the volume of the other major highways; however, it has had a strong increase in traffic volumes since 1970.

For the most part the increases in traffic counts on the north/south routes, as well as those roads intersecting them, can probably be attributed to a continuance of, and increases in, commuter traffic leading to the employment centers on the Gulf Coast. Map 4 shows that the major commuter streams in Stone County are indeed southward at the rate of approximately 400 persons a day crossing into Harrison County to work. Table P-17 in the preceeding economy portion of this report substantiates this, showing that 375 Stone County residents work in Harrison County. This table also indicates that 117 residents work in Jackson County. These

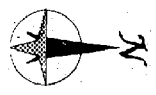


MAP 6

SELECTED AVERAGE DAILY TRAFFIC COUNTS

1974 Counts

1970 Counts



STONE COUNTY, MISSISSIPPI

PROJECT
 MANAGED BY
 N. HARTLEY
 PREPARED BY
 ALICE W. NEEL

Southern Mississippi Planning and
 Development District

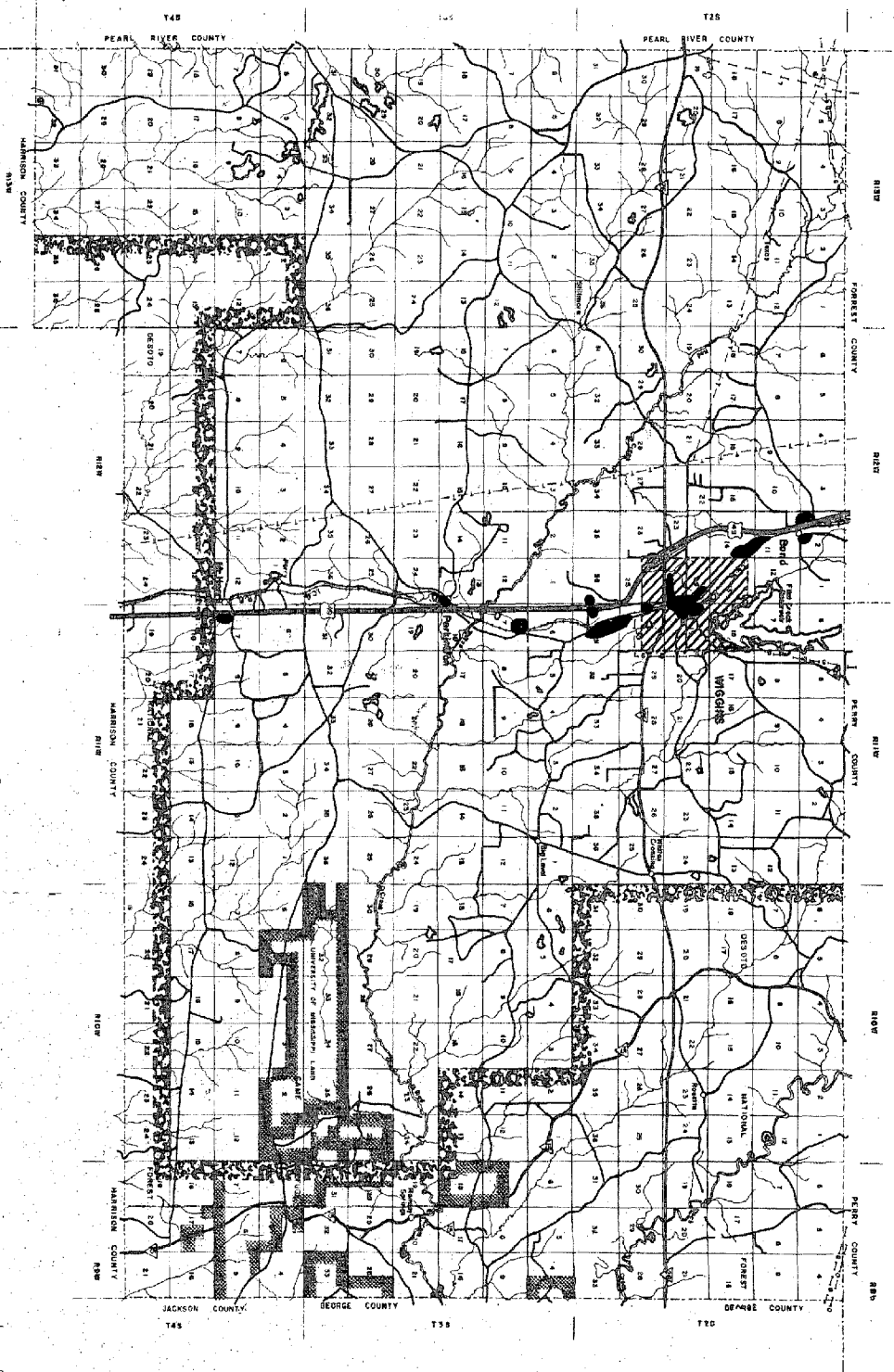


Prepared for
 MISSISSIPPI AGRICULTURAL EXPERIMENT STATION
 Stone County Development Program

workers may either travel eastward on State Highway 26 to State Highway 47 in George County and then south into Jackson County, or they may be going south on U. S. 49 and on State Highway 15 into Harrison County and then into Jackson County.

The location of those businesses or activities generating significant amounts of traffic are shown on Map 7. These activity centers serve as the primary destination for the majority of the in-county trips. The areas shown are primarily shopping areas, areas of employment, major recreation areas, or locations of schools. The major traffic generators in Stone County are located either in the vicinity of Wiggins or along U. S. Highway 49. Wiggins is the business center of the county and would logically generate the majority of the trips in the county. The generators located on U. S. Highway 49 are not strictly highway-commercial in nature. They also serve the surrounding rural portions of the county.

The transportation network in Stone County appears to be adequate for the conditions currently existing in the county, and it seems that it will be adequate in 2000. The county is well traversed by a system of paved county roads and highways which provide excellent access to all portions of the county. The State Highway Department has no long-range plans for major work in the county, and with continuing maintenance on the existing roads and highways the network should provide adequate service to county residents in 2000.

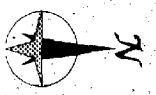


MAP 7

SIGNIFICANT TRAFFIC GENERATORS

- Commercial
- Industrial
- Public & Semi-Public

SCALE 0 1 2 MILES



STONE COUNTY, MISSISSIPPI

| | |
|---------------|------------|
| PROJECT 1.000 | DATE 1.000 |
| DESIGNED BY | DATE 1.000 |
| DRAWN BY | DATE 1.000 |
| CHECKED BY | DATE 1.000 |
| APPROVED BY | DATE 1.000 |

Southern Mississippi Planning and Development District



Prepared by:
MISSISSIPPI PLANNING RESOURCES COMMUNITY
Council Area Development Program

RECREATION

RECREATION

A. SUMMARY

There are forty-three public and private recreation areas in George and Stone Counties, using over 193,700 acres of land. However, much of these areas overlap; therefore, some land is counted more than once. Over half of the recreation areas (24) are publicly owned. The most expansive recreational areas in the two-county study area are the Red Creek and Little Biloxi Wildlife Management Areas, the Desoto National Forest, the Leaf River Game Refuge, Flint Creek Water Park, three private hunting clubs, and one private recreation lake. In fact, these nine areas comprise more than 99% of the recreational land in both counties combined.

The smaller areas comprising the remaining 1,041 acres are generally closer to developed areas of the counties and consequently have a higher user intensity than do the previous nine areas. School playgrounds, private riding clubs, boat ramps, country clubs, and city parks, are for the most part, the recreation supply for the existing area population. Tables R-1 and R-3 list the existing recreation facilities in each county, and Maps 8 and 9 show the locations of these facilities.

Even though there are forty-three recreation areas in the study area, there are some facilities that are not adequate to meet demands placed on them by the current estimated population. In George County these areas are used for swimming pools, swimming beaches, picnicking, family camping, tennis, golf, boating, trails, city parks, and regional parks (Table R-2). Stone County has fewer areas where recreational facilities are inadequate. These are swimming pools, boating areas, and city parks (Table R-4).

Tables R-2 and R-4 also show the recreational needs of each county based on the population projections presented in the population section of the report and the standards developed and presented in the Mississippi Outdoor Recreation Plan. These tables show the recreational needs in each county in five-year increments to the year 2000. The last column in each of these tables depicts the total amounts of each activity that should be provided in order to meet the needs of the projected area population in 2000.

Tables R-1 and R-3 also list projects in each county proposed by various agencies. Most of these projects are of a general outdoor type and will supplement the existing recreational lands in the area. With the development of the proposed projects and a comprehensive expansion of existing areas of need, the recreation needs of the residents of both George and Stone Counties will be met.

B. GEORGE COUNTY

Approximately 87,626 acres of land in George County are used for recreational purposes, both public and private. Twenty-two recreational areas make up this amount of land. Ten of these areas are privately owned and twelve are owned by either public or quasi-public agencies. The largest areas, making up over 99% of the recreational land, include the Red Creek Wildlife Management Area, the Desoto National Forest, the Leaf River Game Refuge, and three private hunting clubs. Even though these six areas make up over 99% of the recreational land in George County, much of the land in these areas overlaps each other and is counted more than once. Also, these areas are classified as natural environment areas, and user intensity is relatively light.

The remaining 226 acres of recreational land are of a type which serve high density areas and generally have a higher user intensity. Table R-1 lists all of these recreational areas and gives various information on each one. These high density serving areas vary from a boy scout building to a country club to a state-owned boat ramp. In Lucedale there are three school playgrounds with ballfields, gymnasiums and other facilities; a city park with two tennis courts, picnicking and playground equipment; and the boy scout building used by the boy scouts, cub scouts, brownies, and 4H Club. In the rural portion of the county there are three school areas with facilities similar to those in Lucedale, four private riding clubs, a country club, a boat ramp, a quasi-public recreation center, and a religious garden. As can be seen from Map 8, these areas are well scattered throughout the county.

Even with twenty-two recreational areas, there are some recreational facilities currently deficient for the presently estimated George County population. Table R-2 lists the majority of these and shows the current supply, as well as the additional amounts of each needed to meet the current population demands. There are only four types of areas in which there are not current unmet needs. These are areas for playing outdoor games, areas for group camping, hunting areas, and neighborhood parks. Swimming pools, picnicking areas, golf facilities, family camping sites, and tennis courts are probably the most pressing needs which exist. The other needs -- swimming beaches, boating areas, trails, and regional parks -- are generally located in less intensely developed areas and user intensity is somewhat diminished by their location.

Table R-2 also depicts the recreational needs in George County based on the population projections developed in the preceding population portion of this report. As can be seen, incremental population increases will also increase the demand for recreational facilities. This table

TABLE R-1
RECREATIONAL INVENTORY
GEORGE COUNTY

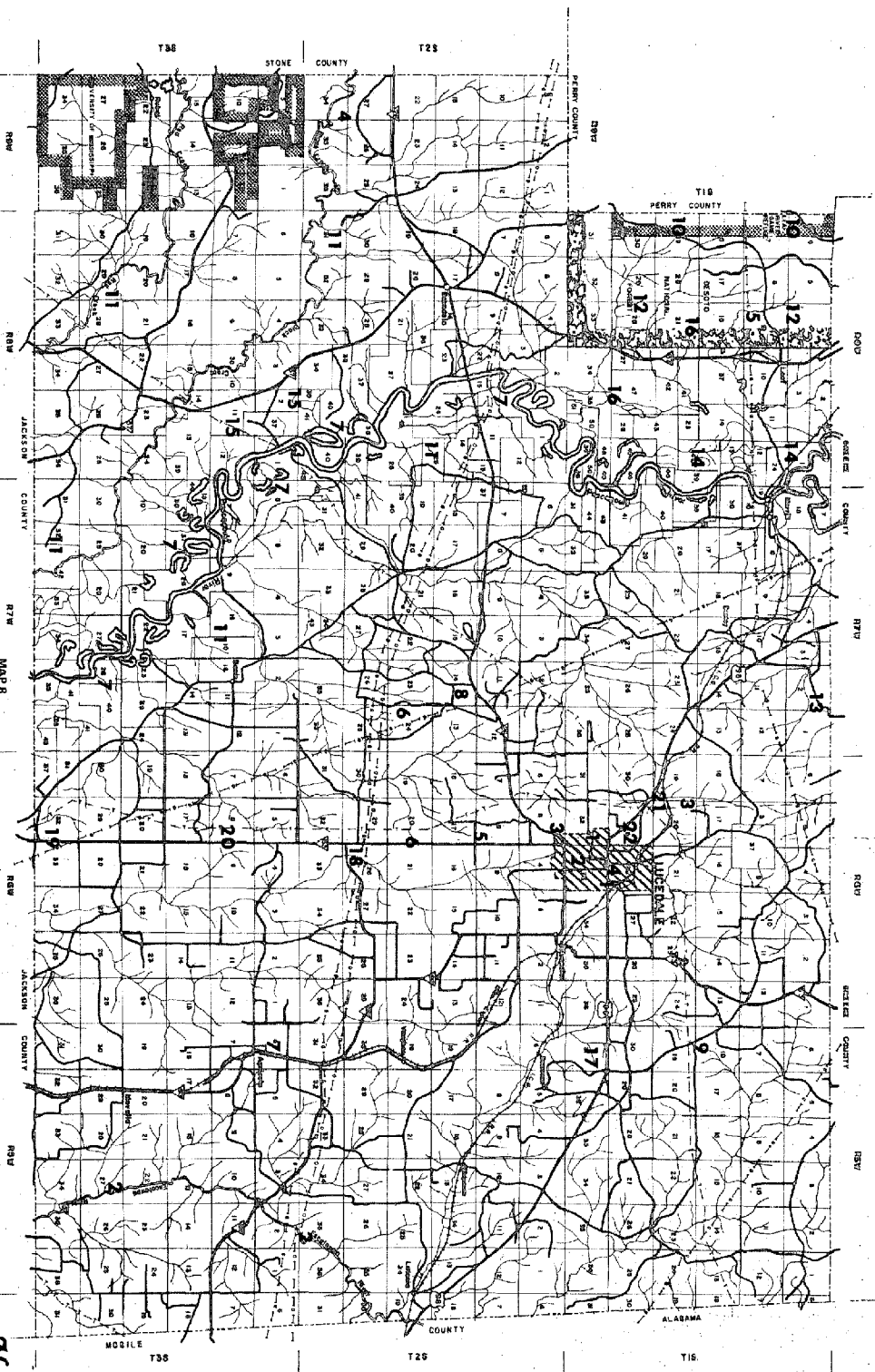
| <u>Name of Area</u> | <u>Location</u> | <u>Type of Area</u> | <u>Administration And/Or Ownership</u> | <u>Acreage</u> | <u>Recreational Use Classification</u> | <u>Activities & Facilities</u> |
|----------------------------------|---|---------------------|--|--------------------|--|--|
| <u>Urban</u> | | | | | | |
| Boy Scout Bldg | Oak St. Lucedale | Meeting Hall | Quasi-Public | Bldg. 1600 sq. ft. | High Density Area | Boy Scouts, Cub Scouts, Brownies, and 4 H Club Meetings |
| George County High School | Church St. | School Playfield | County | Land (5) | High Density Area | Gymnasium; lighted football & baseball field, new gymnasium completed. |
| Lucedale Elementary School | Church St. | School Playfield | County | Land(10) | High Density Area | Playfield equipment & gym equipment |
| Lucedale Elementary Annex School | Wilkinson-Ferry Road | School Playfield | County | Land(4) | High Density Area | Playground equipment & gym equipment |
| Lucedale City Park | Oak St. Lucedale | City Park | City | Land(7) | High Density Area | Playground equip., pavilion, BBQ pits for picknicking, two tennis courts |
| George County Recreation Center | 2mi. South of Lucedale on Hwy. 63 | City Park | Quasi-Public | Land(20) | High Density Area | A community center has been built & livestock arena under construction |
| Lucedale Country Club | 4mi. South of Lucedale on Highway 63 | Golf Course | Private | Land(74) Water(6) | High Density Area | 9-hole golf course, fishing, swimming pool, tennis courts lighted. |
| <u>Rural</u> | | | | | | |
| Agricola Elementary School | Highway 613 | School Playfield | County | Land(10) | High Density Area | Gymnasium, lighted football field, baseball field, & playground equipment |
| Central Attendance Center | Highway 26 5 mi. west of Lucedale | School Playfield | County | Land(10) | High Density Area | Gymnasium, lighted football field & playground equipment |
| Rocky Creek Elementary School | 5½ mi. East of Lucedale on Rocky Creek Road | School Playfield | County | Land(12) | High Density Area | Gymnasium, lighted football field, 2 lighted baseball fields & playground equipment. |

Table R-1 Con't.

| | | | | | | |
|---|--|--|-----------------|---------------|--------------------------|---|
| Leaf River Game Refuge & Desoto National Forest | Northwestern edge of county | St. Wildlife Management & U.S. Forest Area | Federal & State | Land (1,300) | Natural Environment Area | Hunting, receive intensive wildlife management & development practices. |
| Red Creek Wildlife Management & Desoto Nat'l Forest | SW portion of the county | St. Wildlife Management & U.S. Forest area | Federal & State | Land (70,000) | Natural Environment Area | Hunting, receive intensive wildlife management & development practices. |
| Palestinian Gardens | 10 miles NW of Lucedale off Highway 98 | Garden | Private | Land (50) | Natural Environment Area | Replica of the Holy Land |
| George County Sportsman Club | NW of Lucedale | Hunting Club | Private | Land (6,500) | Natural Environment Area | Hunting is main activity, fishing also. Runs through Pascagoula River. |
| Pascagoula River Hunting Club | Southwest of Lucedale | Hunting Club | Private | Land (7,000) | Natural Environment Area | Hunting is the main activity, also fishing - Pascagoula River runs through the area |
| Salem Hunting Club, Ltd. | NW portion of the County | Hunting Club | Private | Land (2,600) | Natural Environment Area | Hunting, fishing, partly in Greene County. |
| Rocky Creek Riding Club | 4 miles SE of Lucedale on Hwy. 63 | Riding Arena | Private | Land (4) | High Density Area | Meets once a month with 2 or 3 big meets a year. |
| Barton Riding Club | 5 miles south of Lucedale on Hwy. 63 | Riding Arena | Private | Land (5) | High Density Area | Meets once a month with 2 or 3 big meets a year |
| South George County Riding Club | 12 miles south of Lucedale on Hwy. 63 | Riding Arena | Private | Land (2) | High Density Area | Meets once a month with 2 or 3 big meets a year. |
| Central Riding Club | 8 miles south of Lucedale on Hwy. 63 | Riding Arena | Private | Land (3) | High Density Area | Meets once a month with 2 or 3 big meets a year |
| George County Boating Ramp | 1 mi. west of Lucedale on Hwy. 98 | Boating Ramp | State | Land (2) | High Density Area | Picnicking |
| Inland Lake and Park | West of Lucedale | Swimming Area | Private | Water (2) | High Density Area | Swimming |
| Lucedale Recreation Area | Proposed | City Park | City | Land (20) | High Density Area | Fishing, swimming, picnicking, & camping. |

Table R-1 Con't.

| | | | | | | |
|-----------------------------|----------|---------------------------------------|---------|------------------------------|----------------------|--|
| Harleston Water Park | Proposed | Corps. of Engineer Reservoir | Federal | Land (38,000) Water (14,000) | General Outdoor Area | Camping, swimming, fishing, boating, picnicking, and hiking. |
| Big Creek Reservoir | Proposed | Pat Harrison Water District Reservoir | State | Land (1,000) Water (400) | General Outdoor Area | Camping, swimming, fishing, boating, picnicking, & hiking. |
| Benndale Water Park | Proposed | Pat Harrison Waterway Dist. Reservoir | State | Land (1,300) Water (600) | General Outdoor Area | Camping, swimming, fishing, boating, picnicking, & hiking. |
| Whiskey Creek Watershed | Proposed | Soil Conservation Service Reservoir | Federal | NA | General Outdoor Area | Camping, swimming, fishing, boating, picnicking & hiking. |
| Indian Creek Watershed | Proposed | Soil Conservation Reservoir | Federal | NA | General Outdoor Area | Camping, swimming, fishing, boating, picnicking & hiking. |
| Pascagoula Heritage Project | Proposed | Mississippi Heritage Commission | State | Land (20,573) | General Outdoor Area | Camping, swimming, fishing, boating, picnicking, hiking, hunting, game, and resource management. |



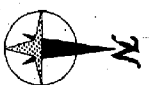
LOCATION OF EXISTING AND PROPOSED RECREATIONAL FACILITIES

- | | | | | | | | | | | | |
|---|-------------------------------|----|---------------------------------|----|--|----|----------------------------|----|---------------------------------|----------|--------------------------|
| 1 | George County High School | 5 | George County Recreation Center | 10 | U.S. Forest Service Wildlife Management Area | 15 | Pearson River Hunting Club | 19 | South George County Riding Club | PROPOSED | |
| 2 | Lucedale Elementary School | 6 | Lucedale County Club | 11 | Deer Creek Wildlife Management Area | 16 | Salem Hunting Club, Ltd. | 20 | Central Riding Club | 1 | Lucedale Recreation Area |
| 3 | Lucedale Elementary School | 7 | Avoyelles Elementary School | 12 | Deer Creek Wildlife Management Area | 17 | Rocky Creek Hunting Club | 21 | George County Riding Club | 2 | Whiskey Creek Waterfowl |
| 4 | Lucedale City Park | 8 | Central Avenue Center | 13 | Deer Creek Wildlife Management Area | 18 | Rocky Creek Hunting Club | 22 | George County Riding Club | 3 | Whiskey Creek Waterfowl |
| 9 | Rocky Creek Elementary School | 14 | George County Sportsman Club | 19 | South George County Riding Club | 20 | Central Riding Club | 21 | George County Riding Club | 4 | Whiskey Creek Waterfowl |

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and Development District

Prepared by
MISSISSIPPI PLANNING AND DEVELOPMENT DISTRICT
County Development Program



SCALE
0 5 10 MILES

TABLE R-2
RECREATIONAL NEEDS 1975 to 2000
GEORGE COUNTY

| Area or Facility | Standards | Current Supply | 1975 Additional Need | 1980 Additional Need | 1985 Additional Need | 1990 Additional Need | 1995 Additional Need | 2000 Additional Need | 2000 Total Need |
|-----------------------|----------------------------------|----------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|-----------------------|
| Swimming Pools | 500 sq. ft. per 1,000 persons | 800 | Pop. 14,477 6,438 | 0 | 0 | 713 | 0 | 713 | 8,664 |
| Swimming Beaches | 1 acre per 10,000 persons | 0 | 1.4 | 0 | 0 | 0 | 0 | 0.4 | 1.8 |
| Playing Outdoor Games | 1 acre per 1,000 persons | 22 | 0 | 0 | 0 | 0 | 0 | 0 | 22 |
| Picnicking | 7 units per 1,000 persons | 14 | 87 | 0 | 5 | 5 | 6 | 4 | 121 |
| Family Camping | 5 sites per 1,000 persons | 0 | 72 | 0 | 4 | 4 | 3 | 4 | 87 |
| Group Camping | 1 camp per 50,000 persons | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Tennis | 1 court per 2,000 persons | 4 | 4 | 0 | 0 | 0 | 0 | 1 | 9 |
| Golf | 9 holes per 10,000 persons | 9 | 3 | 0 | 2 | 0 | 0 | 2 | 16 |
| Boating | 1,000 acres per 6,000 persons | 2,160 | 253 | 0 | 133 | 104 | 120 | 118 | 2,888 |

TABLE R-2 (Continued)

| Area or Facility | Standards | Current Supply | 1975 Additional Need | 1980 Additional Need | 1985 Additional Need | 1990 Additional Need | 1995 Additional Need | 2000 Additional Need | 2000 Total Need |
|-----------------------------------|-------------------------------|----------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|-----------------|
| Hunting | 1,500 acres per 1,000 persons | 87,400 | 0 | 0 | 0 | 0 | 0 | 0 | 25,994 |
| Trails | 1 mile per 5,000 persons | 1 | 1.6 | 0 | 0 | 1.3 | 0 | 0 | 3.9 |
| Neighborhood Parks and Playfields | 2.5 acres per 1,000 persons | 9 | 0 | 0 | 0 | 0 | 0 | 0 | 7 |
| City Parks | 5 acres per 1,000 persons | 7 | 4 | 0 | 0 | 1 | 0 | 2 | 14 |
| Regional Parks | 20 acres per 1,000 persons | 0 | 289 | 0 | 0 | 29 | 0 | 29 | 347 |

Source: Population Projections developed by the Southern Mississippi Planning and Development District.

shows the demand or need in five-year increments to the year 2000; however, the needs shown in each column are based on fulfilling the needs shown in the preceding column prior to that year. The last column shows the total amounts of each activity that should be provided in order to meet the needs of the projected 17,329 George County residents in 2000.

The needs shown in Table R-2 can be met by either expansion of existing facilities and areas, or by the construction of new facilities and areas. Table R-1 lists seven proposed projects which have been put forth by five different public agencies. One is proposed by Lucedale, three by Federal agencies, and three by State agencies. Harleston Water Park, proposed by the Corps of Engineers, had been considered very feasible and preliminary investigations begun when sentiment expressed at public hearings forced the Corps to "table" the proposal. However, the project is presently in a position to be reinitiated should enough justification or need be presented to the Corps. This project will more than likely be initiated prior to 2000. The Whiskey Creek and Indian Creek Watershed Projects, both proposed by the Soil Conservation Service, are feasible; but because of the nature of the projects and the priority scheduling of the Conservation Service, it is doubtful whether they will ever be constructed. These projects are more "potential projects" than actual proposals. The remaining proposals are relatively concrete and will probably be initiated during the planning period. Each of these proposals will serve a need and will encompass over 75,800 acres of land if they are all built.

The most recent proposal -- and the one that will probably be implemented first -- is the Pascagoula Heritage Project. This proposal, projected to include over 37,000 acres of George and Jackson Counties, has received approval from the Mississippi Legislature in the form of approval to expend up to \$15 million for land acquisition. Figures shown in the Pascagoula Heritage Project -- Preliminary Assessment, prepared by the Mississippi Office of Science and Technology in 1975, indicate that there are an estimated 686,000 persons living within a 50 mile radius of the project in Mississippi and Alabama. Within a 150 mile service radius there are approximately 4,266,000 persons, while population projections for this area show an estimated 6,558,050 persons by 1995. Based on these figures, personnel of the Mississippi Office of Science and Technology estimate that within 5 to 10 years after the completion of all the proposed facilities in the project, it will be operating at its projected capacity of nearly 38,000 users per year. With the development of these proposed projects and the needed areas shown in Table R-2, the recreational needs of George County citizens will be more than fulfilled.

C. STONE COUNTY

Approximately 106,100 acres of land in Stone County are used for some type of recreational uses, either public or private. Twenty-one areas make up this amount of land, and over half of these (12) are publicly owned. The largest areas, comprising over 99% of the recreational land in the county, include the Red Creek and Little Biloxi Wildlife Management Areas, the Desoto National Forest, Flint Creek Water Park, and one private recreation area. As in George County, much of the acreage in these areas overlaps others and is counted more than once. Additionally, they are classified as either natural environment areas or general outdoor areas and user intensity is light.

The remaining 815 acres of land serve as high density areas, and general outdoor areas. Table R-3 lists all of the recreational areas in the county and gives various information on each. Urban-serving facilities consist of three schools and one private recreation association. All of the schools have adequate recreational facilities including football fields, baseball fields, gymnasiums and playground equipment. Pine Burr Recreation Association serves as the country club for the Wiggins area and has the following facilities: a club house, pro shop, driving range, 9-hole golf course, swimming pool, tennis courts, and fishing lake. There are no city parks in Wiggins. In the rural portion of the county there are two schools with facilities similar to those in Wiggins, a hiking trail, a water park, several private fishing lakes and a county community center. The locations of these areas are shown on Map 9 and indicate that the county is well covered by recreational facilities.

Even though there are twenty-one recreational areas offering a variety of facilities and activities, there are a few facilities which are deficient for the present estimated Stone County population. Table R-4 lists those areas and facilities which an area normally needs, as well as the additional amounts of each needed to meet the demands of the current population estimate. There are only three types of areas in which there is an unmet need. These are swimming pools, boating facilities, and city parks. Existing supplies of the other facilities shown should be adequate until approximately 1985, when one acre of land will need to be added to neighborhood playgrounds. The most pressing current needs are probably those of a city park in Wiggins and the addition of approximately 4,300 square feet of swimming pools to the current stock.

Table R-4 also depicts the recreational needs in Stone County based on the population projections developed in the preceding population portion of this report. Incremental population increases will, of course, increase user demand on existing facilities, thus creating the need for

TABLE R-3
RECREATIONAL INVENTORY
STONE COUNTY

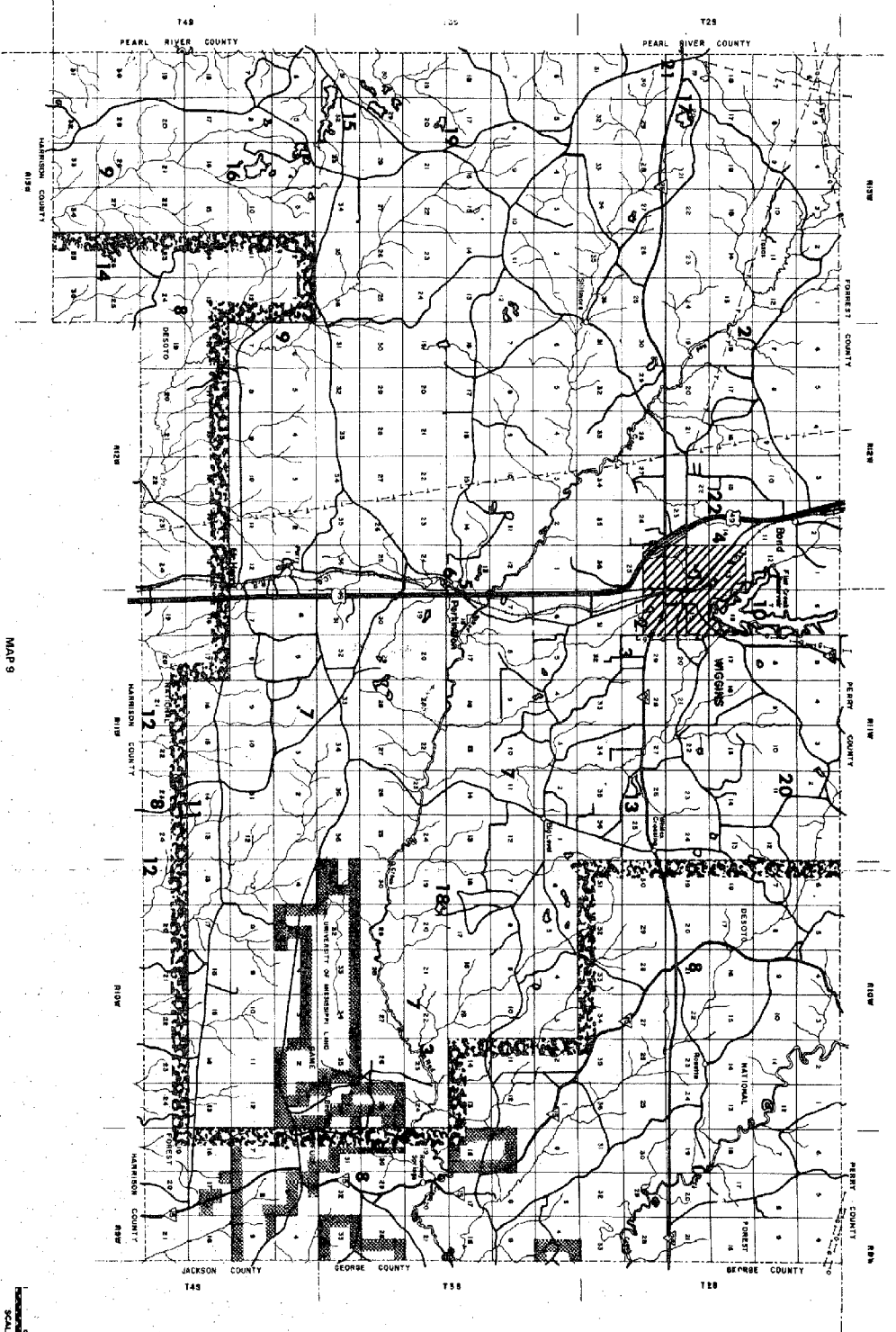
| <u>Name of Area</u> | <u>Location</u> | <u>Type of Area</u> | <u>Administration and/or Ownership</u> | <u>Acreage</u> | <u>Recreational Use Classification</u> | <u>Activities & Facilities</u> |
|---|--------------------------------|------------------------------|--|-----------------------------|--|--|
| <u>Urban</u> | | | | | | |
| Stone High School | Ray Ave. & 1st St. (Wiggins) | School Playfield | County | Land (5) | High Density Area | Gymnasium, practice football field & lighted football field. |
| Stone Jr. High School | Highway 26 East (Wiggins) | School Playfield | County | Land (4) | High Density Area | Gymnasium, football field, & playground equipment. |
| Stone Elementary School | Highway 26 East (Wiggins) | School Playfield | County | Land (2) | High Density Area | Gymnasium & playground equipment. A football and basketball field is in the planning stage. |
| Pine Burr Recreation Assn. | North Wiggins on old Hwy. 49 | Golf Course | Private | Land (105) Water (50) | High Density Area | Fishing lake, swimming, 9-hole golf course, boating & 4 lighted tennis courts. Membership. |
| <u>Rural</u> | | | | | | |
| Perkinston Elem. School | Main St. in Perkinston | School Playfield | County | Land (2) | High Density Area | Gymnasium, softball field, & playground equipment. |
| Miss. Gulf Coast Jr. College Perkinston Campus | Perkinston Off Highway 49 | College Playfield | State | Land (10) | High Density Area | 1 lighted football field, practice field, baseball field, swimming pool, 2 gymnasiums, 4 tennis courts & track. |
| Red Creek Wildlife Management area & Desoto Nat'l. Forest | Southeastern portion of County | St. Wildlife Management Area | State | Land (82,000) | Natural Environment Area | Hunting, these areas receive intensive wildlife management and development practices. |
| Little Biloxi Wildlife Management Area | Southwestern Portion of | St. Wildlife Management Area | State | Land (18,200) | Natural Environment Area | In some areas these areas develop into the National Forest. |
| Plint Creek Water Park | 1 mile North of Wiggins | Multi-purpose Reservoir | State | Land (1,940) Water (640) | General Outdoor Area | 130 developed camping sites, primitive camping area, & group camping area, swimming, boating, picnicking, skiing, hiking, & fishing. |

Table R-3 con't.

| | | | | | | |
|--|---|---------------------------------|---------|---------------------------|-------------------------|---|
| Airey Lake U.S. Forest Developed Rec. Area. | 15 mi. South of Wiggins on Tuxachanie Creek | Developed Recreation Area | Federal | Land (8) Water (2) | High Density Area | 3 camping units with picnicking and fishing. |
| Tuxachanie Trail | Southern Stone County near Airey Lake | Hiking Trail | Federal | Land (5) | General Outdoor Area | A designated hiking trail with scenic experiences. |
| Lake Away Villages | 3 mi. east of Wiggins on Highway 26 | Multi-use Area | Private | Land (14) | General Outdoor Area | A retirement village for the elderly. Fishing, swimming, and primitive campsites. |
| Happy Lake | 15 miles S.W. of Wiggins | Fishing Lake | Private | Water (50) | General Outdoor Area | Fishing for a fee. |
| Silver Run Recreation Area | 12 miles S.W. of Wiggins | Fishing Lake | Private | Land(2,150) Water(350) | General Outdoor Area | Fishing & horseback riding, some private and some public. |
| Red Gap Ranch | 14 miles S. W. of Wiggins | Fishing Lake | Private | Water (300) | General Outdoor Area | Fishing for a fee. |
| Toe-O-Leen Lake | Highway 26, 1 mi. E. Pearl River & Stone Co. Line | Fishing Lake | Private | Water (55) | General Outdoor Area | Fishing for a fee. |
| Ramsay Springs | 15 miles S. E. of Wiggins | Fishing Lake | Private | Water (15) | General Outdoor Area | Retirement for the elderly area. Fishing. |
| Brown Lake | 10 miles S. W. of Wiggins | Fishing Lake | Private | Water (20) | General Outdoor Area | Fishing for a fee. |
| Haines Lake | 7 mi. N.E. of Wiggins | Fishing Lake | Private | Water (150) | General Outdoor Area | Fishing for a fee. |
| Magnolia Comm. Center | 12 mi. West of Wiggins | Community Center | County | Land (8) | High Density Area | Old school site with an arena. Have 3 or 4 meets a year. |
| Roadside Rest Area | Highway 49 in Wiggins | Roadside Rest Area | State | Land (5) | General Outdoor Area | Picnicking. |

Table R-3 con't.

| | | | | | | |
|------------------------------|----------|-------------------------------|---------|---------|-------------------------|--|
| Wiggins City Park | Proposed | City Park | City | Land(5) | High Density Area | Playground act., tennis & basketball |
| Upper Red Creek Watershed | Proposed | Soil Cons. Serv. Reservoir | Federal | NA | General Outdoor Area | Camping, picnicking, boating, fishing, swimming and hiking. |
| Lower Red Creek Watershed | Proposed | Soil Cons. Serv. Reservoir | Federal | NA | General Outdoor Area | Camping, picnicking, boating, fishing, swimming and hiking |



MAP 9
LOCATION OF EXISTING AND PROPOSED
RECREATIONAL FACILITIES

- | | | | | | |
|---------------------------------|--|---|----------------------------------|---------------------|--------------------------------|
| 1 Stone Hill School | 5 Parkinson Elementary School | 9 Little Bear Wildlife Management Area | 13 Lake Arroyo Village | 17 To-O-Lan Lake | 21 Napaola Community Center |
| 2 Stone Jr. High School | 6 Miss Gulf Coast Jr. College | 10 Flint Creek Water Park | 14 Happy Lake | 18 Hammy Springs | 22 Roadside |
| 3 Stone Elementary School | 7 Red Coat Wildlife Management Area | 11 Ashby Lake (U.S. Forest) | 15 Silver Run Recreation Area | 19 Brown Lake | 2 Lower Pine Watershed |
| 4 Pine Bluff Recreation Area | 8 Deardorff Farm | 12 Tuckahoe Trail | 16 Red Gap Ranch | | |

STONE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District

Prepared For:
MISSISSIPPI PLANNING RESOURCES COUNCIL
Central Area Management Region

DATE: AUGUST 1, 1972
DRAWN BY: R. M. KELLEY
CHECKED BY: ALICE W. REEL

TABLE R-4
RECREATIONAL NEEDS 1975 to 2000
STONE COUNTY

| Area or Facility | Standards | Current Supply | 1975 | | 1980 | | 1985 | | 1990 | | 1995 | | 2000 | |
|-----------------------|-------------------------------|----------------|-----------------|-------|-----------------|--------|-----------------|--------|-----------------|--------|-----------------|--------|-----------------|------------|
| | | | Additional Need | Pop. | Additional Need | Pop. | Additional Need | Pop. | Additional Need | Pop. | Additional Need | Pop. | Additional Need | Total Need |
| Swimming Pools | 500 sq. ft. per 1,000 persons | 600 | 4,355 | 9,090 | 50 | 10,011 | 338 | 10,685 | 336 | 11,358 | 337 | 12,032 | 336 | 6,352 |
| Swimming Beaches | 1 acre per 10,000 persons | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1.3 |
| Playing Outdoor Games | 1 acre per 1,000 persons | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 13 |
| Picnicking | 7 units per 1,000 persons | 252 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 89 |
| Family Camping | 5 sites per 1,000 persons | 133 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 64 |
| Group Camping | 1 camp per 50,000 persons | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Tennis | 1 court per 2,000 persons | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7 |
| Golf | 9 holes per 10,000 persons | 9 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 11 |
| Boating | 1,000 acres per 6,000 persons | 640 | 1,012 | 0 | 0 | 0 | 0 | 0 | 241 | 0 | 0 | 0 | 224 | 2,117 |

TABLE R-4 (Continued)

| Area or Facility | Standards | Current Supply | 1975 Additional Need | 1980 Additional Need | 1985 Additional Need | 1990 Additional Need | 1995 Additional Need | 2000 Additional Need | 2000 Total Need |
|-----------------------------------|-------------------------------|----------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|-----------------|
| Hunting | 1,500 acres per 1,000 persons | 100,200 | 0 | 0 | 0 | 0 | 0 | 0 | 19,058 |
| Trails | 1 mile per 5,000 persons | 5 | 0 | 0 | 0 | 0 | 0 | 0 | 2.5 |
| Neighborhood Parks and Playfields | 2.5 acres per 1,000 persons | 11 | 0 | 0 | 1 | 1.6 | 1.4 | 1.8 | 16.8 |
| City Parks | 5 acres per 1,000 persons | 0 | 17.9 | 3 | 3 | 3 | 3 | 4 | 33.9 |
| Regional Parks | 20 acres per 1,000 persons | 2,580 | 0 | 0 | 0 | 0 | 0 | 0 | 254 |

Source: Population Projections developed by the Southern Mississippi Planning and Development District.

additional facilities. This table shows the need for additional areas in five-year increments to the year 2000. The last column depicts the total amounts of each activity that should be provided in order to meet the needs of the projected 12,705 Stone County residents in 2000. Based on their current supply, several of the existing activities will still be adequate in 2000. However, swimming pools, areas for playing outdoor games, golf and boating facilities, neighborhood parks, and city parks will need increases by that time.

These needs can either be met by expanding existing facilities or by constructing new facilities. Table R-3 lists three projects which have been proposed by two public agencies. The Upper and Lower Red Creek Watershed Projects, both proposed by the Soil Conservation Service, are primarily the same types of projects the Conservation Service has proposed in George County. Because of their nature and the priority scheduling of such projects, their future construction is doubtful. The remaining proposed project, a city park in Wiggins, is more concrete and will probably be constructed in the next few years. When constructed, these projects will supplement the existing supply of recreational land, but will not completely alleviate all of the needs of Stone County's citizens in 2000 and additional acres should be developed, primarily in the City of Wiggins.

**GENERAL
LAND USE**

GENERAL LAND USE

A. SUMMARY

Current acreages shown in Tables LU-1 and LU-4 were developed using 1973 60,000-foot aerial photographs of each county, supplied by the Mississippi Research and Development Center. The Center's staff provided all photo interpretation and classified all uses of land by 51 categories established by the State Land Use Mapping Program. Based on the Center's interpretation, acreages were compiled and grouped into the eight categories shown in the tables. Because of the level of accuracy involved in this type of process, adjustments were made so that the total acreage in the counties reflected the figures published by the State Tax Commission. The resulting figures were used as the current acreage in each category and projected as such.

Over 79% of the George-Stone County study area is currently being used for forest. This is the largest land use category in both counties and includes approximately 472,919 acres of land. However, much of this acreage (271,793 acres) is accounted for by the holdings of large independent paper companies, the Desoto National Forest, and the University of Mississippi Forest Lands. Projections of past trends in the counties' forests indicate that they will decrease by 10.9% during the 25-year planning period. However, over 421,000 acres of forest will remain and comprise an estimated 70.8% of the study area in 2000.

Agriculture is the second largest land use category in the two counties. Approximately 101,400 acres of land are used primarily for pasture and cropland in the study area at the present time. Projections of past trends indicate these uses will increase by 2000 to comprise 23.2% of the total study area. These agricultural uses will probably also follow the trend toward larger but fewer farms.

It is estimated that over 5,400 acres of residential land exist in both counties at the present time. Patterns of these uses are shown on Maps 10 and 12 and indicate that the heavier concentrations are located in the vicinity of each of the municipalities. Data shown in the respective comprehensive plans for each municipality indicate that a total of approximately 830 acres of residential land are in or near them. Projections for residential areas indicate the 6,648 acres expected to be used in 2000 is an increase of 18.7%. Maps 11 and 13 show the pattern of this development as being primarily an expansion of existing residential concentrations.

Commercial uses in George and Stone Counties currently are concentrated in each of the municipalities and spotted throughout the counties (Maps 10 and 12). These uses presently comprise an estimated 267 acres of land in both counties. Each of the municipalities is the only incorporated community in each county, and both are considered as the retail centers of the counties. This is supported by the fact that over half of the commercial acreage in the study area is located within the corporate areas. Projections of this use indicate a 26.5% increase, or 70.8 additional acres of land, will probably occur by the year 2000. It is felt that Lucedale and Wiggins will continue as the major retail centers, and projected patterns of commercial uses on Maps 11 and 13 show this trend.

Approximately 782 acres of land in the study area are currently being used for industrial purposes. This is only about 0.13% of the total acreage in the two-county area, and the vast majority of it is located in Stone County. However, the majority of each county's industrial land is located in or near the municipalities. It is projected that there will be an increase of approximately 267 acres, or 34.2%, during the 25-year planning period. As can be seen on Maps 11 and 13, most of this expansion will probably occur near Lucedale and Wiggins.

Major pipelines, transmission lines, railroads, and highways use an estimated .96% (5,736 acres) of the total acreage in the study area. These transportation uses are scattered throughout the area, but George County had nearly 63% of this category within its boundaries. Projections of these uses are based essentially on those events that have a probability of happening during the planning period. This primarily involves the four-laning of State Highway 63 and the development of an "energy corridor" in George County. With these proposed actions considered, transportation uses should increase by 20.4% to nearly 6,906 acres in 2000.

Public and semi-public areas in the George-Stone County study area comprise approximately 535 acres of land. These uses are more concentrated in the municipalities because their public-serving nature necessitates locations where concentrations of people live. Those public and semi-public uses in the rural portions of the counties consist primarily of schools, churches, and cemeteries, while in the incorporated area city halls, county buildings, and civic clubs are usually included. Projections of these uses indicate that approximately 130 acres of additional land can be expected to be used by 2000 in the two-county area. These increases are expected to occur essentially in the vicinity of those areas shown as developing residentially on Maps 11 and 13.

B. GEORGE COUNTY

Figures published by the Mississippi State Tax Commission show that George County has a total of 307,840 acres of land within its boundaries. For the purposes of this report, the use of this land was divided into eight classifications: residential, commercial, industrial, transportation, public and semi-public, agriculture, forest, and water. These classifications and the amounts of land in each are shown in Table LU-1. As can be seen from this table, less than 3% of the land in George County is used for "developed" uses. Or rather, over 97% of the land is classified for agriculture, forestry, or water. Also, it is rather striking that there are more acres of water areas than there are of residential uses.

Forests comprise 233,208 acres of land in George County at the present time. This is by far the largest single land use category, comprising 75.75% of all the land in the county. This is touched upon in the economy portion of this report as well as in the land ownership portion, where it is brought out that large paper companies own approximately 66,000 acres of forest land. There are also 8,750 acres of land in the George County portion of the Desoto National Forest and 5,720 acres of University of Mississippi Forest lands in the county. These three segments account for nearly 35% of the land in the forest category.

Agriculture comprises the second largest land use category with approximately 62,241 acres of land, or 20.22% of the total land area. This category primarily includes croplands and pastures. These uses are scattered throughout the county, but generally the larger areas are in the eastern and central portions of the county. Farms in George County are following the trend in the State, with larger farms becoming more prevalent.

Water areas in the county comprise the third largest use category. Nearly 4,500 acres of water account for 1.46% of the county area. There are no major reservoirs in the county, and all of this acreage is comprised of ponds; oxbow lakes; the Pascagoula, Leaf, Chickasawhay, and Escatawpa Rivers; Black Creek and Red Creek.

As can be seen in Table LU-1, residential uses comprise only 3,848 acres or 1.24% of the land in the entire county. The majority of this land is located in that portion of the county east of the Pascagoula River, as can be seen on Map 10. The higher concentrations are in the vicinity of Lucedale. The 1973 Comprehensive Plan for Community Development for Lucedale indicates that there were approximately 292 acres of residentially developed land within the corporate limits at that time. However, since the Lucedale Plan was completed, the town has annexed additional area

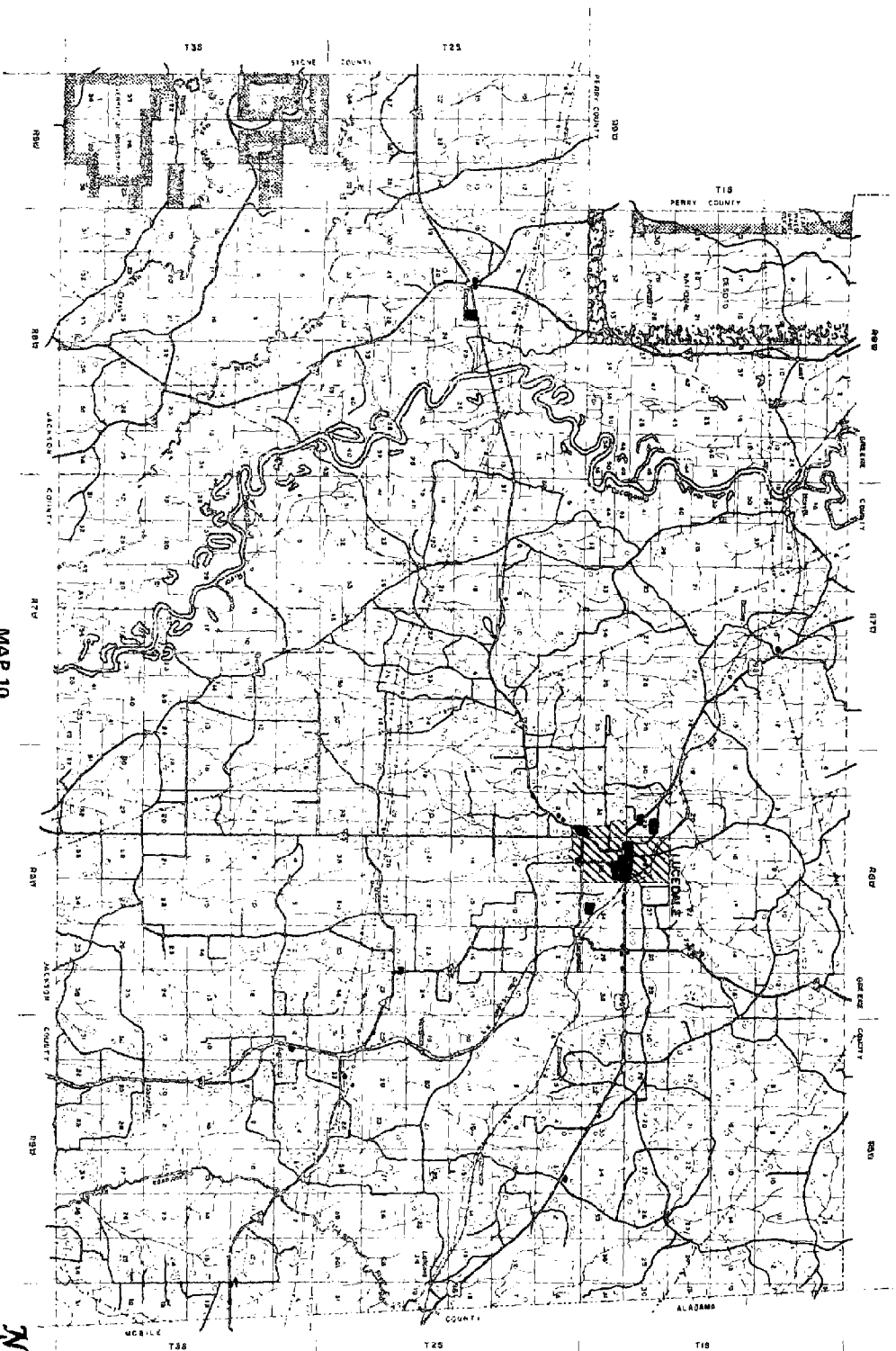
TABLE LU-1
EXISTING AND PROJECTED LAND USES
GEORGE COUNTY
1975-2000

| <u>Land Use Category</u> | <u>Current Acreage</u> | <u>Percent of Total</u> | <u>Increase Needed</u> | <u>Projected Acreage, 2000</u> | <u>Percent of Total</u> |
|--------------------------|------------------------|-------------------------|------------------------|--------------------------------|-------------------------|
| Residential | 3,847.7 | 1.25 | 772.4 ¹ | 4,620.1 | 1.50 |
| Commercial | 125.8 | 0.04 | 31.0 | 156.8 | 0.05 |
| Industrial | 77.5 | 0.03 | 19.1 ² | 96.6 | 0.03 |
| Transportation | 3,597.3 | 1.17 | 1,060.5 ³ | 4,657.8 | 1.51 |
| Public & Semi-Public | 245.0 | 0.08 | 48.3 | 293.3 | 0.10 |
| Agricultural | 62,241.9 | 20.22 | 18,517.0 | 80,758.9 | 26.23 |
| Forest | 233,208.4 | 75.75 | (-32,774.3) | 200,434.1 | 65.11 |
| Water Bodies | 4,496.4 | 1.46 | 12,326.0 | 16,822.4 | 5.47 |
| | <hr/> | <hr/> | <hr/> | <hr/> | <hr/> |
| TOTAL | 307,840.0 | 100.00 | - 0 - | 307,840.0 | 100.00 |

1 -- Includes 25% for rights-of-way, easements, and miscellaneous open space for that portion of the residential growth which is anticipated within Lucedale.

2 -- Includes 25% increase as a cushion in the event a relatively expansive industry located within the county.

3 -- Includes the rights-of-way for a 4-lane thoroughfare and an "energy corridor" through the county.



MAP 10
EXISTING LAND USE

- Residential & Associated Uses
- Major Commercial
- Major Industrial
- Agriculture & Forestry



Prepared by
MISSISSIPPI MARINE RESOURCES COUNCIL
Central Zone Management Program

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District



into its corporate limits; but it is felt that though there has undoubtedly been an increase in this category, the increase was probably not a very drastic one. It is estimated that the current residential acreage in Lucedale will comprise less than 10% of the total residential acreage in the county. Based on current population estimates for the county, Lucedale and the residential acreages discussed, Table LU-2 shows that the population density of Lucedale (7.38 persons per acre) is nearly double that of the county (3.76 persons per acre). Population densities based on the total land area of each entity are even further apart. The county density based on total area is 0.047 persons per acre, while Lucedale has an overall density of 1.05 persons per acre of land.

Transportation uses comprise approximately 3,597 acres of land. This category includes only major transportation facilities such as pipelines, transmission lines, railroads, state and federal highways. It does not include county roads or municipal streets. In the county 1.17% of the land is used for these major facilities. This cannot really be compared to the transportation acreage shown in the Lucedale Plan because the Plan includes all municipal thoroughfares and does not include pipelines or transmission lines. However, Lucedale has just over 8% of its land devoted to its transportation uses.

Public and semi-public uses are those areas owned and developed by public agencies, churches, civic clubs and other non-profit, public-serving agencies. Only 0.08% of George County's land area is used for such purposes. Nearly 45% of the 245 public and semi-public acres are located in Lucedale (108.8 acres). This is true because Lucedale is the only incorporated municipality in the county and it is also the county seat. Public agencies will be located in Lucedale because it is the county seat and public-serving agencies locate in municipalities because of the higher concentrations of people. The majority of the remaining 136.2 acres of land in this category in the rural portions of the county consist of schools, churches and cemeteries. These uses are scattered throughout the county, generally in the vicinity of the older rural communities.

Commercial activities in George County are, for the most part, located in the vicinity of Lucedale. George County has only 125.8 acres of commercial uses, and over half (63.1 acres) are located within the corporate area of Lucedale. Lucedale is the retail center for the county, and it is only logical that the majority of the commercial activities be located there. The commercial areas shown on Map 10 in the rural portions of the county are generally of a type serving both the highway traveler and the county residents in the vicinity.

TABLE LU-2
POPULATION DENSITIES

| <u>George County (Total)</u> | <u>Pop./Acres</u> |
|--------------------------------------|-------------------------|
| Current Population Estimate - 14,477 | |
| Residential Acreage - 3,847.7 ----- | 3.76 |
| Total Acreage - 307,840 ----- | 0.047 |
| | (21.3 acres per person) |

* Lucedale

| | |
|-------------------------------------|------|
| Current Population Estimate - 2,156 | |
| Residential Acreage - 292.3 ----- | 7.38 |
| Total Acreage - 2,045.1 ----- | 1.05 |

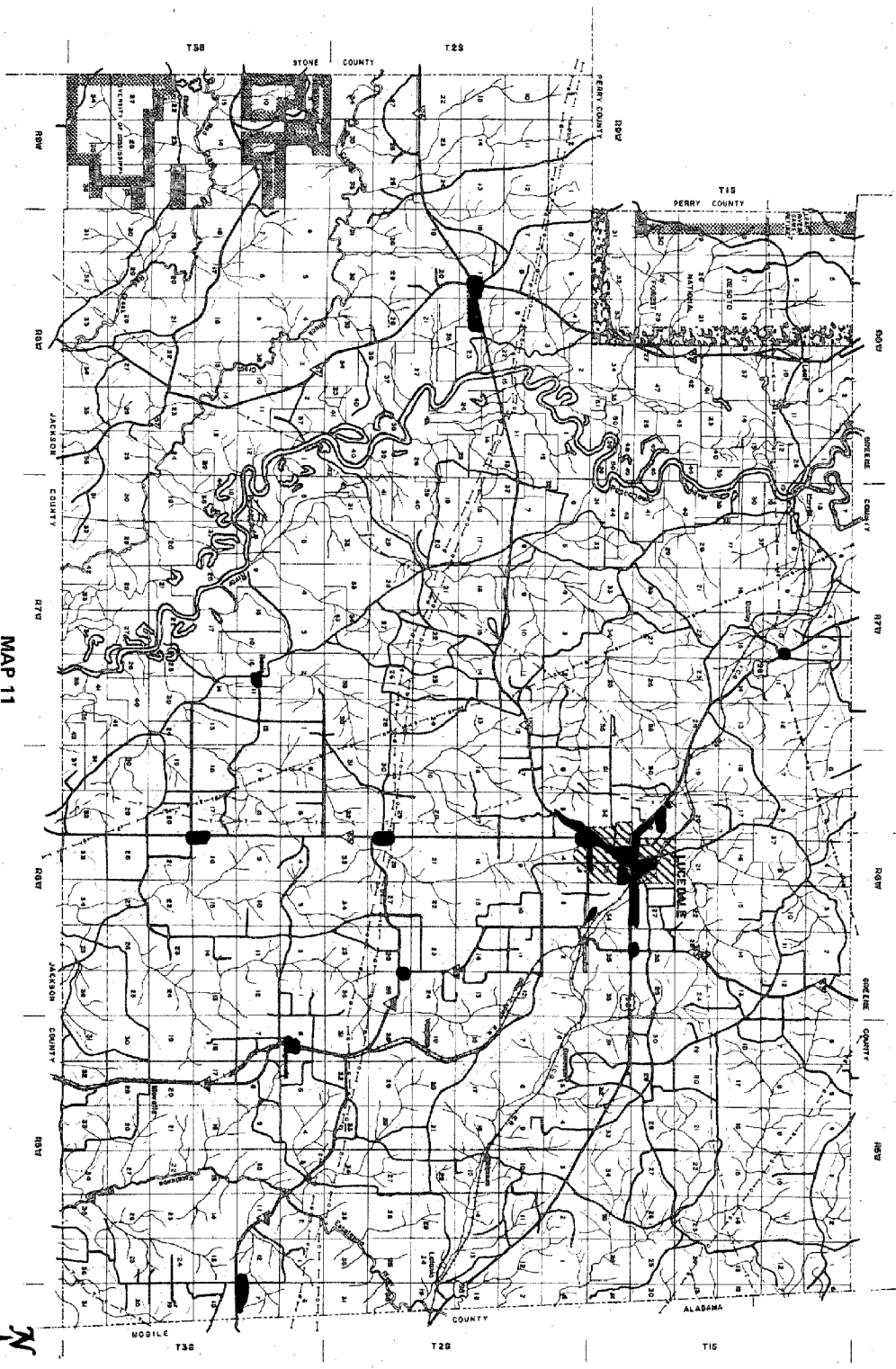
* Based on the 1973 Comprehensive Plan for Community Development, Lucedale, Mississippi. Data on Corporate Area only.

The smallest land use category in the county is that of industrial uses. These uses comprise only 77.5 acres of land, or 0.03% of the total county area. The industrial uses in the county include sites of actual manufacturing concerns and sites of sand and gravel extraction. These extractive sites comprise a significant amount of the industrial acreage. The economy portion of this report indicates the relatively low degree of industrial development in the county, and this is supported by the industrial acreage figures. The 1973 Lucedale Plan indicates that, at that time, there were 44.5 acres of industrially developed land in or near Lucedale. This accounts for over 57% of the county's industrial development. Map 10 shows that of the three primary industrial areas in the county, only one is not near Lucedale.





Table LU-1 also shows the projected land uses for George County, which are based primarily on the past trends that have been established in the county, and those actions which have a good probability of occurring during the planning period. During the planning period, residential land use in the county should increase its participation in the total county area from 1.25% in 1975 to 1.5% in 2000. In terms of area this is approximately 772 acres of land. The general pattern of this development can be seen on Map 11. This map depicts the larger areas that will develop residentially are near Lucedale and along State Highways 63 and 613. The 20.1% increase projected for the county includes allowances for residential street rights-of-way and incidental open space for that portion of the growth which will probably occur in subdivision developments in or near Lucedale.

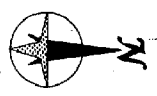
As Table LU-1 indicates, commercial land uses are projected to increase by 31 acres to a total of 156.8 acres in 2000. Those general areas which may develop commercially are depicted on Map 11. Commercial development in George County is expected to continue in the same pattern as in the past -- most of the development occurring in Lucedale. Hence, the areas shown in the rural portions of the county are primarily expansions of existing rural commercial areas. Commercial development along State Highway 63 will undoubtedly increase after its widening to a four lane thoroughfare, however, since it is not in place at the present time, no projections can be made on the amount of development which may occur.

Industrial expansion in George County is projected to increase by approximately 25%, or 19.1 additional acres of land. A portion of this increase is additional acreage which was added in case a relatively large industry should locate in the county. Any industrial development in the county will probably locate either in Lucedale or very nearby, as is shown on Map 11.



MAP 11
PROJECTED LAND USE (2000)

-  Residential & Associated Uses
-  Major Commercial
-  Major Industrial
-  Agriculture & Forestry



Prepared For:
MISSISSIPPI MARINE RESOURCES COUNCIL
Coastal Zone Management Program

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District



Table LU-1 indicates the transportation category will expand to approximately 4,657.8 acres of land in 2000. This category includes only those major transportation facilities discussed earlier in this section; but even without the inclusion of county roads and municipal streets, there is a projected increase of over 29%. The 1,060-acre increase shown consists of the proposed four-laning of State Highway 63, the proposed U. S. Highway 98 By-pass and rights-of-way for an "energy corridor" passing through the county. Construction on the widening of Highway 63, which will by-pass Lucedale on the west, should be initiated during 1978. The energy corridor proposal is primarily the development of pipeline and transmission line rights-of-way through George County from potential energy facilities on the Coast northward through the State. One or more proposals have suggested that the corridor right-of-way be placed adjacent and parallel to the four-laned Highway 63.

Public and semi-public land uses are projected to increase their percentage of the total county area from 0.08% in 1975 to 0.1% in 2000. This is an increase of 48.3 acres of land during the next 25 years. As is the case now, the majority of the projected 293.3 acres of public and semi-public uses will be located where concentrations of population exist. In George County this means in and around Lucedale.

Table LU-3 shows the change which occurred in George County from 1958 to 1967 in its agricultural areas. During this period, cropland and pasture showed an overall increase of 11.9%. Based on this trend, the agriculture land use category shown in Table LU-1 is projected to increase from over 62,200 acres in 1975 to approximately 80,759 acres in 2000. This increase of 18,517 acres raises agriculture's percentage of the county's total area from 20.22% currently to 26.23% in 2000.

Table LU-1 also indicates that water areas will probably increase from nearly 4,500 acres to well over 16,000 acres during the planning period. Its percentage of the total area in George County will also increase to 5.47%. The projected increase of 12,326 acres of water consists of those reservoirs discussed in the previous recreation portion of this report having a good chance of being initiated prior to 2000. Harleston Water Park, a Corps of Engineers project in southeast George County, will contain about 14,000 acres of water, but only an estimated 11,326 acres will be in the county. Big Creek Reservoir, near Lucedale, and Benndale Reservoir, on Red Creek in the western portion of the county, proposed by the Pat Harrison Waterway District, will contain an estimated 400 and 600 acres of water respectively.

TABLE LU-3
AGRICULTURAL USE CHANGE
1958-1967
GEORGE COUNTY

| | <u>1958</u> | <u>1967</u> |
|---------------------------|---------------|---------------|
| Cropland | 35,200 acres | 31,200 acres |
| Pasture | 15,400 | 25,400 |
| Forest | 238,800 | 233,200 |
| Other | <u>3,500</u> | <u>2,700</u> |
| Total Inventory Acres | 292,900 acres | 292,500 acres |
| Total Non-Inventory Acres | <u>14,900</u> | <u>15,300</u> |
| Grand Total All Acres | 307,800 acres | 307,800 acres |

Source: Table 2, 1967 Land and Water Needs Inventory, Soil Conservation Service, State Office, June, 1970.

Since George County cannot increase its size and its total area must remain at 307,840 acres of land and all the other uses in the county are projected to increase, forest acreage will undoubtedly decrease. Table LU-3 indicates forest acreage has decreased in the past in George County, and a projection of this trend (shown in Table LU-1) indicates that approximately 32,774 acres will probably be converted to other uses by the year 2000. This is a 14% decrease over the next 25 years. Even with this present decrease, the projected forest acreage for George County in 2000 is still over 200,000 acres.

C. STONE COUNTY

Stone County has 286,720 acres of land within its boundaries. The classifications of the primary uses of this land are identical to those used in George County and are shown in Table LU-4. As in George County, the overwhelming majority (98.3%) of the land is used for "non-developed" uses such as agriculture, forest, and water. This leaves only 1.7% of the county area being used for residential, commercial, industrial, transportation, and public and semi-public uses.

Land used for forestry purposes encompass nearly 239,711 acres of land and accounts for approximately 83.6% of Stone County. The economy portion of this report displayed information indicating this may be the case. Also, the land ownership portion indicates that large paper companies own an estimated 139,000 acres of forest land in the county. Additionally, the Desoto National Forest and the University of Mississippi Forest Lands have a combined total of 52,323 acres of land in the county. These three factors account for approximately 180,037 acres, or 75% of the Stone County forest lands.

Table LU-4 indicates that with approximately 39,150 acres of land, agriculture is the second largest land use category, accounting for over 13.6% of Stone County's land area. Even though this category is a combination of pasture land and cropland, cattle farming, and therefore pasture land, is becoming more predominant. The primary areas of the county in which agricultural uses are located are in the western and eastcentral sections. It is also felt that the numbers of farms are decreasing and the size of individual farms is increasing.

TABLE LU-4
EXISTING AND PROJECTED LAND USES
STONE COUNTY
1975-2000

| <u>Land Use Category</u> | <u>Current Acreage</u> | <u>Percent of Total</u> | <u>Increase Needed</u> | <u>Projected Acreage, 2000</u> | <u>Percent of Total</u> |
|--------------------------|------------------------|-------------------------|------------------------|--------------------------------|-------------------------|
| Residential | 1,560.0 | 0.54 | 468.7 ¹ | 2,028.7 | 0.71 |
| Commercial | 141.3 | 0.05 | 39.8 | 181.1 | 0.06 |
| Industrial | 704.3 | 0.25 | 248.3 ² | 952.6 | 0.33 |
| Transportation | 2,139.0 | 0.75 | 109.1 ³ | 2,248.1 | 0.79 |
| Public & Semi-Public | 290.1 | 0.10 | 81.8 | 371.9 | 0.13 |
| Agricultural | 39,150.8 | 13.65 | 18,107.2 | 57,258.0 | 19.97 |
| Forest | 239,710.9 | 83.61 | (-19,054.9) | 220,656.0 | 76.96 |
| Water Bodies | 3,023.6 | 1.05 | - 0 - | 3,023.6 | 1.05 |
| TOTAL | 286,720.0 | 100.00 | - 0 - | 286,720.0 | 100.00 |

1. Includes 25% for rights-of-way, easements, and miscellaneous open space for that portion of the residential growth which is anticipated within Wiggins.
2. Includes 25% increase as a cushion in the event a very expansive industry located within the county.
3. Includes the right-of-way for one pipeline through the county.

Water areas in Stone County consist primarily of Flint Creek Reservoir, Black Creek, Red Creek, and several smaller private lakes and ponds. These water bodies comprise over 3,023 acres, or just over 1%, of the county area.

Table LU-4 also indicates that of the "developed" land uses, transportation is the largest category with 2,139 acres of land. This means approximately 0.75% of the total county area is used in rights-of-way for pipelines, transmission lines, railroads, state and federal highways. County highways and city streets are not included, otherwise the percentage would be higher. This is supported by the figures reported in the 1975 Wiggins Community Development Plan, where nearly 28% of the city's land area is used just for street and rail rights-of-way.

Residential uses comprise approximately 1,560 acres of land and is the second largest "developed" land use category. Of the total residential acreage in Stone County, the Wiggins Plan indicates just over 26% is located within the corporate limits. This means approximately 1,151 acres of land within the rural portions of the county are being used for residential purposes. Map 12 portrays the existing general pattern of these uses in the county. As can be seen, the larger concentrations are in the central portion (vicinity of Bond, Wiggins, Perkinson, and McHenry) and the western portion of the county. Table LU-5 depicts population densities for Stone County and Wiggins based on the respective residential and total acreages. In the county there are approximately 6.35 persons per residential acre, and 8.75 persons per residential acre in Wiggins. This decreased proportionately when the total acreages were applied to the current estimated populations. In Stone County the density dropped to 0.035 persons per acre, and in the city it fell to 1.27 persons per acre.

Industrial development in Stone County consumes approximately 704 acres of land. This is just 0.25% of the total county area. As in George County, this industrial land is comprised of manufacturing sites, as well as extractive sites. The Wiggins Plan indicates there are approximately 340 acres of industrial land in the vicinity of Wiggins. This is the vast majority of the manufacturing type of industrial areas in the county, as shown on Map 12. A large portion of the remaining 364 acres of rural industrial land is of an extractive nature.

Public and semi-public uses of land comprise the next largest land use category. Only 0.10% of Stone County's area is used by public agencies, churches, civic clubs or other public-serving groups. The approximate 209 acres in this category are scattered throughout the county, and those uses located in the rural portions of the county are primarily schools, churches and cemeteries. Besides schools, churches, and cemeteries, public buildings, such as the city hall, county jail, county courthouse, and other various civic buildings are included in this category in Wiggins. Data obtained from the Wiggins Plan indicate that 14.1 acres (5% of the total land area) are used for public and semi-public uses.

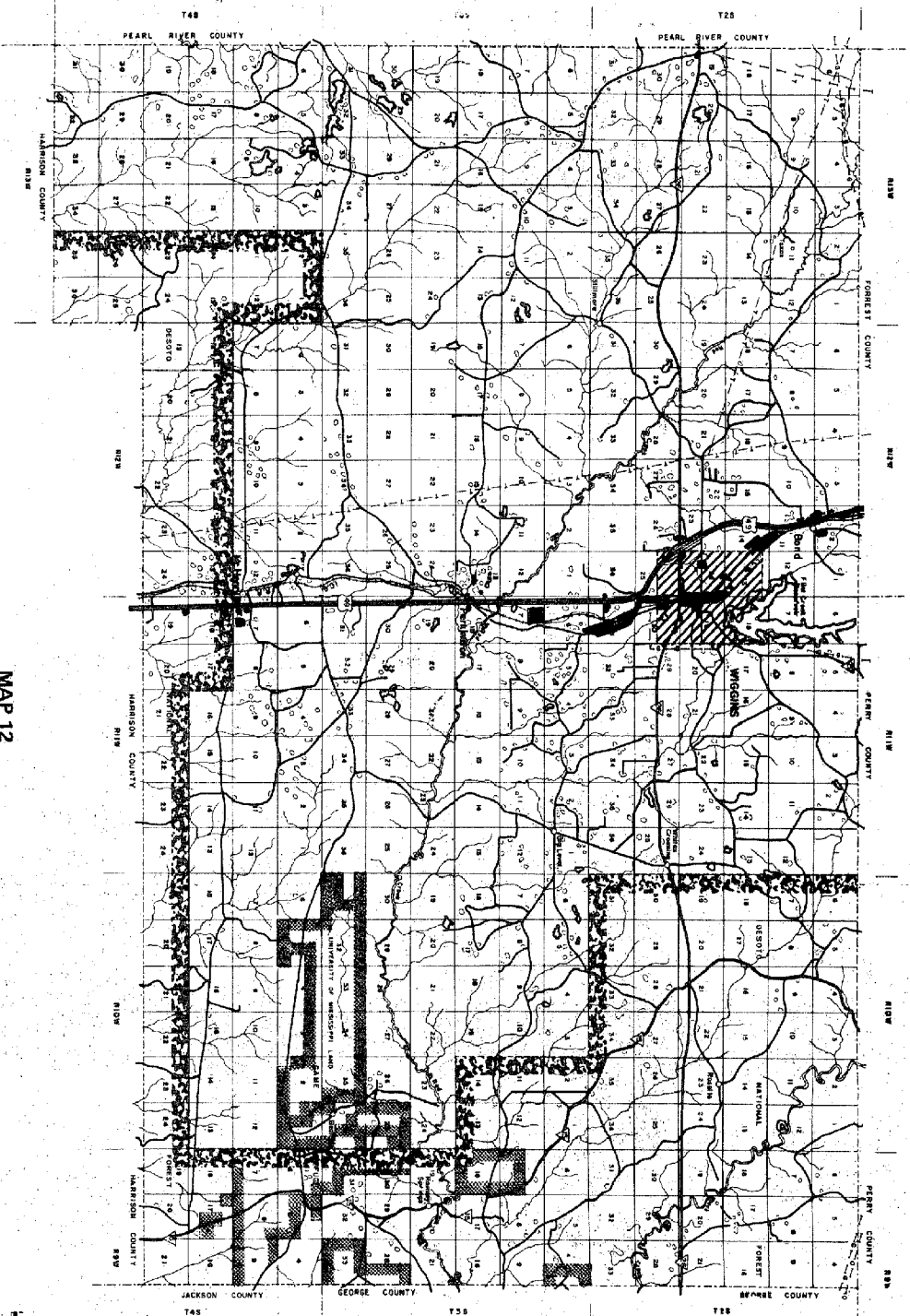
TABLE LU-5
POPULATION DENSITIES

| <u>Stone County (Total)</u> | <u>Pop./Acres</u> |
|-------------------------------------|------------------------|
| Current Population Estimate - 9,909 | |
| Residential Acreage - 1,560.0 ----- | 6.35 |
| Total Acreage - 286,720 ----- | 0.035 |
| | (28.9 acre per person) |





*Wiggins

| | |
|-------------------------------------|------|
| Current Population Estimate - 3,580 | |
| Residential Acreage - 409 ----- | 8.75 |
| Total Acreage - 2,840 ----- | 1.27 |

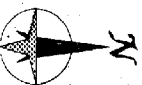
* Based on the Wiggins, Mississippi, Community Development Plan, (1975)
Data on Corporate Area only.



MAP 12
EXISTING LAND USE

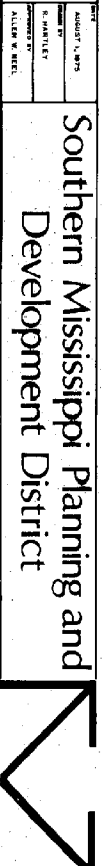
-  Residential & Associated Uses
-  Major Commercial
-  Major Industrial
-  Agriculture & Forestry

SCALE
0 1 2
MILES



STONE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District



Prepared for: Southern MISSISSIPPI DISTRICT
Planning and Development District
Contact: [Name] [Address] [Phone]

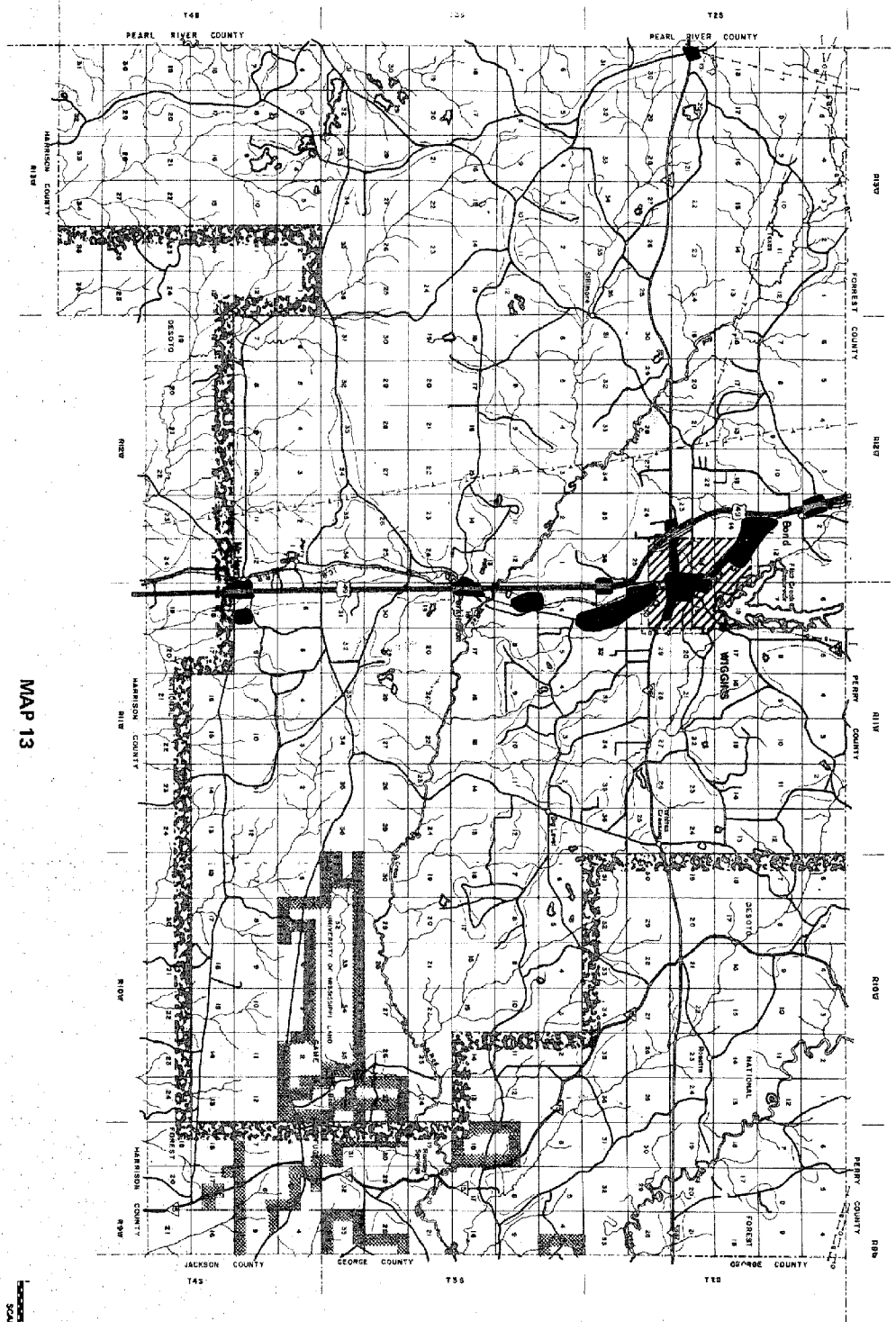
The smallest land use category in Stone County, as shown in Table LU-4, is comprised of approximately 141 acres of commercial land. This is only 0.05% of the land area in the county. Wiggins, being the only municipality is considered the retail center of the county, and its commercial activities cover a broader spectrum than do the other commercial activities in the rural portions of the county. Also, nearly 59% of the county's commercial acreage is located in or near Wiggins. The remaining 58 acres of commercial land are primarily located near Highway 49 in the Perkinston and McHenry areas, as can be seen on Map 12. Establishments located in these areas generally are of a type that will serve the highway traveler as well as the local resident.

Table LU-4 also indicates the projected land uses for Stone County. These projections are based primarily on past trends in the county and those developments that have a good probability of occurring before 2000. Residential land uses will probably increase from the current 1,560 acres to over 2,028 acres in 2000. This projected increase of 468.7 acres is a 30% increase over a 25-year period. The general pattern of this development is shown on Map 13 as being essentially in the central portion of the county. The majority of the growth will occur in and around Wiggins, and substantial amounts will develop near Perkinston and McHenry. The projected increase of 468.7 acres of residential land includes allowances for street rights-of-way, easements, and incidental open spaces for that portion of the growth which will probably occur in subdivision developments in or near Wiggins.

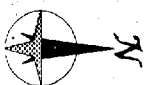
Commercial land uses in Stone County are projected to increase by just over 28% during the planning period, from a current 141.3 acres to 181.1 acres in 2000. The areas that may develop commercially are shown on Map 13. As can be seen, most of the commercial expansion will occur in the vicinity of Wiggins. Also, there will probably be some expansion of the commercial areas in the rural portions of the county, particularly around Perkinston and McHenry.

The county's industrial land uses are projected to increase to approximately 952.6 acres by 2000. Map 13 depicts the major industrial area as being in the central portion of the county along U. S. Highway 49 and the Illinois Central Gulf Railroad. The larger industries will probably locate in the vicinity of Wiggins. The increase shown in Table LU-4 includes a cushion of additional acreage in the event a very expensive industry should locate in the county.

Major transportation facilities in Stone County, consisting of pipelines, transmission lines, and major thoroughfares, currently use about 2,139 acres. This increase of approximately 109 acres is attributed to the probability of a branch of the energy corridor in George County passing through Stone County.



SCALE
0 1 2
MILES



MAP 13
PROJECTED LAND USE (2000)

- Residential & Associated Uses
- Major Commercial
- Major Industrial
- Agriculture & Forestry

Prepared For:
MISSISSIPPI NATURAL RESOURCES COMMISSION
Current Land Management Program

STONE COUNTY, MISSISSIPPI

AUGUST 1, 1990
BY
R. HAMILTON
PROJECTED
ALLEN W. REEL

Southern Mississippi Planning and
Development District



Future increases in the public and semi-public land use category will more than likely be located close to the residential areas they will serve. It is projected that Stone County's public and semi-public uses will increase by just over 28%, to 371.9 acres in 2000. This is an increase of over 81 acres of land with the majority located in or near Wiggins.

Table LU-6 depicts the changes which occurred in George County's agricultural areas between 1958 and 1967. This table shows cropland and pasture increased during this period while forest decreased. Based on these trends (an 18.5% increase), the agriculture land use category shown in Table LU-4 is projected to increase to over 57,200 acres in 2000. This is an increase of 18,107 acres, and increases agriculture's percentage of the total area in the county from 13.65% to 19.97% in 2000.

Water areas are not projected to increase in Stone County during the planning period. Only large, significant proposed reservoirs or lakes would be included in this projection and, as was discussed in the preceding recreation portion of this report, there are no concrete proposals planned with Stone County.

Table LU-4 shows forest acreage in the county is projected to decrease its current acreage to about 220,656 acres in 2000. There are two primary reasons for this: 1) Stone County cannot increase its overall size and all other uses will increase their acreages, and 2) Table LU-6 shows forest acreage has been decreasing in the past. Based on these two items, a projection was made indicating that approximately 19,055 acres of land will probably be converted to other uses by the year 2000. This is slightly less than an 8% decrease for the next 25 years. Even with this decrease, forest uses in Stone County are projected to remain the largest land use category by using nearly 77% of the county's total area in 2000.

TABLE LU-6
AGRICULTURAL USE CHANGE
1958 - 1967
STONE COUNTY

| | <u>1958</u> | <u>1967</u> |
|---------------------------|---------------|---------------|
| Cropland | 20,300 acres | 24,200 acres |
| Pasture | 7,300 | 8,500 |
| Forest | 201,500 | 194,800 |
| Other | <u>700</u> | <u>700</u> |
| TOTAL INVENTORY ACRES | 229,800 acres | 228,200 acres |
| TOTAL NON-INVENTORY ACRES | <u>56,900</u> | <u>58,500</u> |
| GRAND TOTAL ALL ACRES | 286,700 acres | 286,700 acres |

Source: Table 2, 1967 Land and Water Needs Inventory, Soil Conservation Service, State Office, June, 1970.

**PUBLIC LAND
OWNERSHIP**

PUBLIC LAND OWNERSHIP

A. SUMMARY

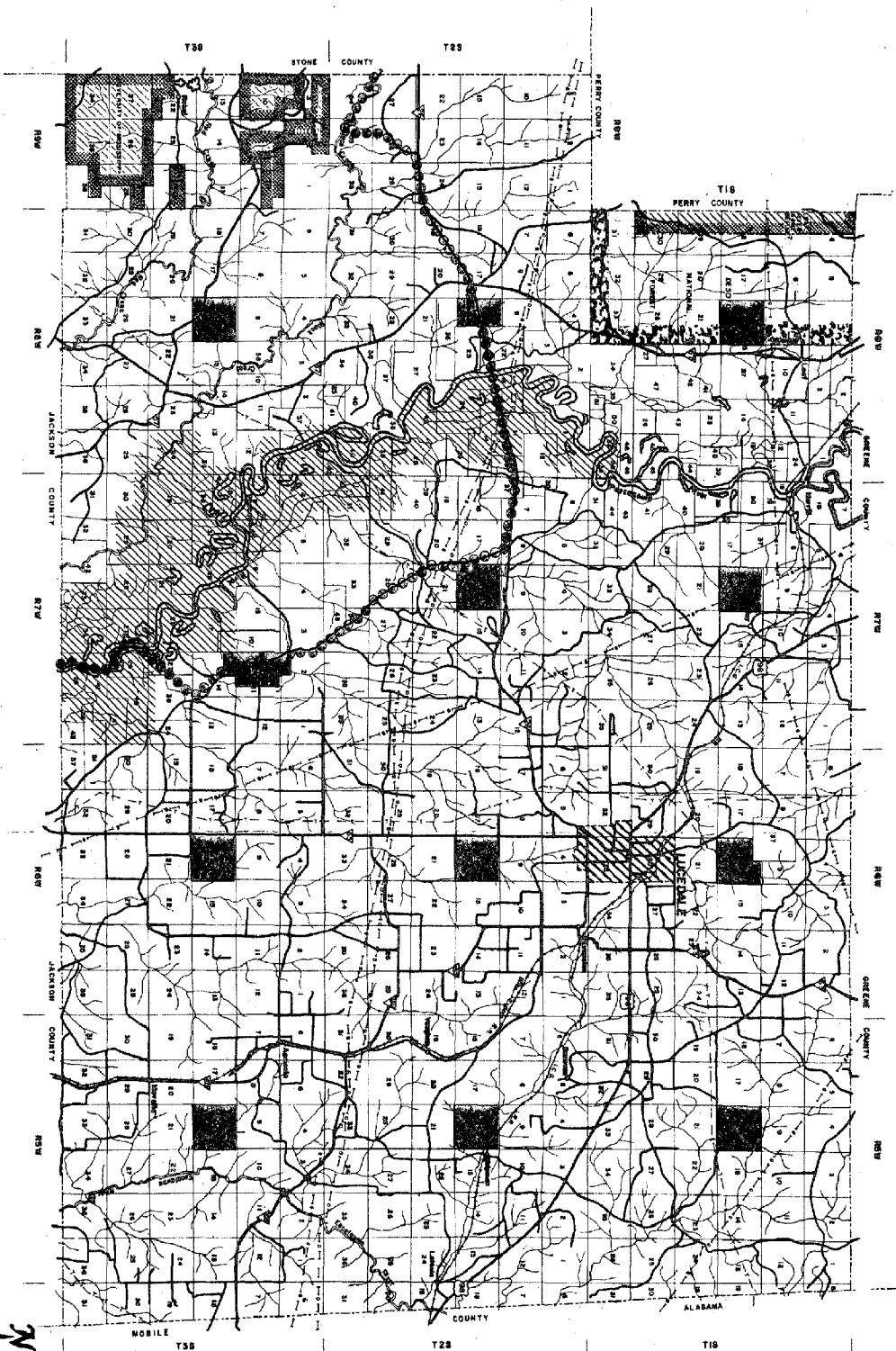
Tables LO-1 and LO-2 and Maps 14 and 15 graphically depict the major public land holdings in the George-Stone County study area. These lands do not include streets, highways, city halls, city parks, county courthouses and jails, or similar small sites. As can be seen on the maps, many areas overlap or are completely encompassed by other areas. This is also shown in the tables. With these "overlaps" accounted for and the land within them counted only once, over 29% of George County and nearly 44% of Stone County can presently be classified as being held by public agencies. If, at some future date, the Proposed Pascagoula Heritage Project is purchased by the State, approximately 36% of the land within George County will be in this classification.

The largest public tract of land in the two-county study area is the Red Creek Wildlife Management Area, totaling 157,397 acres of land. The second largest is the Desoto National Forest with 48,533 acres. The third is the proposed Pascagoula Heritage Project (20,573 acres), followed closely by the Little Biloxi Wildlife Management Area with 18,939 acres. However, the University of Mississippi Forest Lands comprise 18,260 acres.

Also of significance is the fact that large paper companies own an estimated 205,000 acres of land in both counties. If this is added to the existing public land holdings, over 53% of George County and nearly 93% of Stone County are accounted for.

B. GEORGE COUNTY

Current public lands in George County, both owned and leased, comprise over 29% of the 307,840 acres of land in the entire county. The majority of this land is located in the northwestern and southwestern portions of the county (See Map 14). The figures shown in Table LO-1 represent only the major public land holdings and do not include streets, highways, city parks, city hall, county courthouses, or other small sites. The lands which are owned comprise approximately 21,190 acres and are held by the Federal Government (Desoto National Forest - 8,750 acres), the University of Mississippi (University of Mississippi Forest Lands - 5,720 acres) and the George County Board of Education (Sixteenth Section Lands - 6,720 acres). The National Forest Service does not own all of the lands available to it within the Desoto National Forest Boundary, as shown on Map 14. The remaining areas could be purchased, leased, or traded for other parcels the Service already owns.



MAP 14
SIGNIFICANT PUBLIC LANDS

----- Red Creek Wildlife Management Area Boundary
 ■ 16th Section Lands
 ▨ University of Mississippi Forest Lands

▨ Leaf River Game Refuge
 □ Desoto National Forest
 ▨ Pascagoula Hardwoods

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District

Prepared by:
MISSISSIPPI PLANNING RESOURCES COUNCIL
Geographical Information Systems Program

TABLE LO-1
PUBLIC LAND OWNERSHIP
GEORGE COUNTY

| <u>NAME</u> | <u>OWNED</u> | <u>AUTHORITY FOR LEASING</u> | <u>LEASED</u> |
|---|---------------------------|----------------------------------|--------------------------|
| Desoto National Forest | 8,750 acres | | |
| University of Mississippi Forest Lands | 5,720 acres | | |
| Sixteenth Section Lands | 6,720 acres | | |
| Pascagoula Heritage Project | 20,573 acres ¹ | | |
| Leaf River Game Refuge | | | 1,600 acres ² |
| Red Creek Wildlife Management Area | | 76,257 acres ³ | |

¹To be purchased at a future date.

²Located in the Desoto National Forest.

³Encompassed all of the University of Mississippi Forest Lands, 1,040 acres of 16th Section Lands, and 15,400 acres of the Pascagoula Heritage Project.

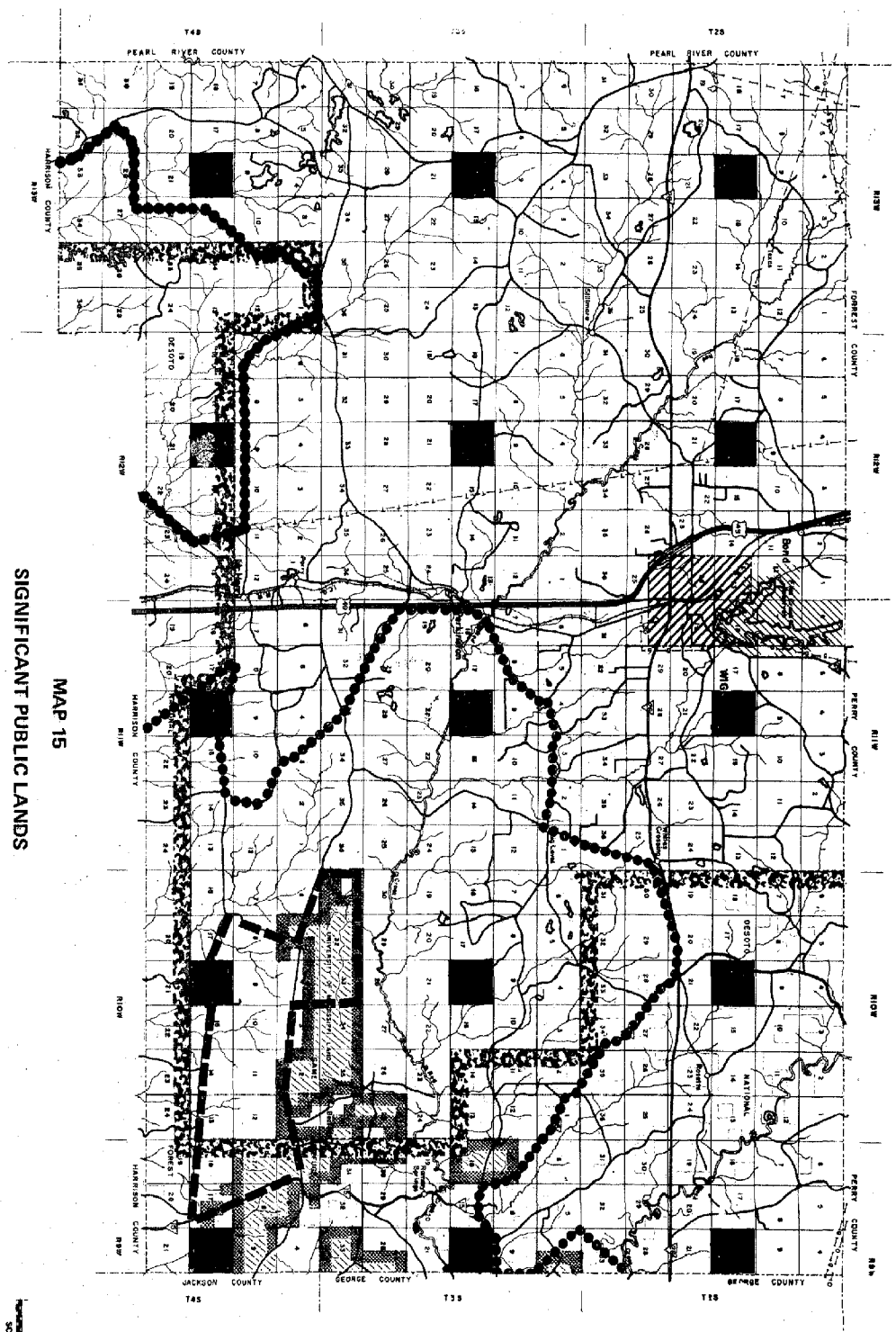
NOTE: All figures are approximations.

Lands in the county leased or available for lease by public agencies include the Leaf River Game Refuge (1,600 acres) and the Red Creek Wildlife Management Area (76,257 acres). The game refuge area is leased in the Desoto National Forest, and the area encompassed by the management area includes approximately 6,760 acres of sixteenth section lands and University of Mississippi Forest Lands. The State Game and Fish Commission is granted the authority to negotiate for lease any of the lands enclosed by the boundaries of the Red Creek Wildlife Management Area. However, all of the current information available indicates that there are no lands in George County under lease at the present time.

A possible impact on public land ownership in George County which may occur at some future date is the acquisition of the Pascagoula Heritage Project. House Bill 914 and Senate Bill 2791, passed by the 1975 Mississippi Legislature, initiated action that could eventually lead to the purchase of approximately 40,793 acres of land in George and Jackson Counties now owned by the Pascagoula Hardwood Company as a part of the Mississippi Wildlife Heritage Program. Approximately 20,573 acres of this land is located in George County along the Pascagoula River. If this area is purchased, it will be held open for public use as a multi-purpose recreational area with refuges, management, and conservation areas. Over 15,000 acres of this land is encompassed by the Red Creek Wildlife Management Area. With the purchase of the proposed Pascagoula Heritage Project, public lands in George County will then comprise approximately 36% of all the land in the county. One other significant fact is that large independent paper companies currently own an estimated 66,000 acres, or 21.4% of the county area. However, the Pascagoula Hardwood Company is one of the owners, and this figure would be diminished considerably if the State of Mississippi should ever purchase the Pascagoula Heritage Project.

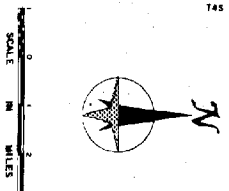
C. STONE COUNTY

Lands currently under public jurisdiction, including those owned, leased, or under option for lease, comprise nearly 44% of the land area in Stone County. These lands are major land holdings and do not include streets, highways, city parks, city halls, county courthouses and jails, or other small sites. This land, shown on Map 15, is located primarily along the southern edge and generally in the eastern one-third of the county. Table LO-2 depicts the acreage breakout and indicates that approximately 64,530 acres are in public ownership. The ownership of this land includes the Federal Government (Desoto National Forest - 39,783 acres), The Univeristy of Mississippi



MAP 15
SIGNIFICANT PUBLIC LANDS

- Red Creek Wildlife Management Area Boundary
- Dantzer Quail Area Boundary
- 16th/Section Lands
- ▨ University of Mississippi Lands
- Desoto National Forest
- Little Bloxi Wildlife Management Area Boundary
- ▨ Flint Creek Waterpark



STONE COUNTY, MISSISSIPPI

| | | |
|--|-----------------|---------------|
| PROJECT | DESIGNER | DATE |
| Southern Mississippi Planning and Development District | ROBERT L. SMITH | NOVEMBER 1978 |
| | PROJECT BY | |
| | ALLEN W. BELL | |

Prepared for:
MISSISSIPPI PLANNING AND DEVELOPMENT DISTRICT
General Land Management Program

TABLE LO-2
PUBLIC LAND OWNERSHIP
STONE COUNTY

| <u>NAME</u> | <u>OWNED</u> | <u>AUTHORITY FOR LEASING</u> | <u>LEASED</u> |
|---|--------------|----------------------------------|--------------------------|
| Desoto National Forest | 39,738 acres | | |
| University of Mississippi Forest Lands | 12,540 acres | | |
| Sixteenth Section Lands | 9,600 acres | | |
| Flint Creek Water Park | 2,580 acres | | |
| Red Creek Wildlife Management Area | | 81,140 acres ¹ | |
| Dantzler Quail Area | | | 8,207 acres ² |
| Little Biloxi Wildlife Management Area | | 18,939 acres ³ | |

¹Encompasses 15,840 acres of the Desoto National Forest, 12,433 acres of University of Mississippi Forest Lands, 3,626 acres of 16th Section Lands, and all of the Dantzler Quail Area.

²Encompasses 2,720 acres of the University of Mississippi Forest Lands.

³Encompasses 7,040 acres of the Desoto National Forest, and 640 acres of 16th Section Lands.

NOTE: All figures are approximations.

(University of Mississippi Forest Lands - 12,540 acres), the Stone County Board of Education (Sixteenth Section Lands - 9,600 acres), and the State of Mississippi (Flint Creek Water Park - 2,580 acres). Also, the National Forest Service does not own all of the lands available to them within the Desoto National Forest Boundary, as shown on Map 15. The remaining areas could be purchased, leased, or traded for other parcels the Service already owns.

Lands which are known to be currently under lease to the State Game and Fish Commission are contained in the Red Creek Wildlife Management Area. This tract of land is known as the Dantzer Quail Area and presently includes 8,207 acres. The remaining 72,933 acres in the Red Creek Wildlife Management Area in Stone County are not leased, but the State Game and Fish Commission has the authority to negotiate for leases on any of the remaining acreage. That portion of the Little Biloxi Wildlife Management Area which is in Stone County (18,939 acres) currently does not have any known leases within it; however, the situation is the same as with the Red Creek Management Area -- it can be leased.

One other fact of significance, when considered with the amount of public lands in the county, is that of the amount of lands owned by large independent paper companies. It is estimated that these companies own approximately 139,000 acres of land in Stone County. Combine this with the publicly owned land and nearly 93% of the 284,160 acres in the county are accounted for.

**WATER, SEWER,
AND SOLID WASTE**

WATER, SEWER, AND SOLID WASTE

A. SUMMARY

Water

The two-county area of George and Stone has a total of nine water systems--two (2) municipal, one (1) junior college and six (6) rural-domestic. The service area of all the systems only accommodates approximately one half of the two counties' total populations. The existing systems appear to be adequate for the present customers, although needed improvement will be necessary as the counties' populations increase. As shown on the future land use map, concentrated growth "pockets" are likely areas for new water systems during the planning period.

Sewer

Except for the system at the Perkinston Campus of the Mississippi Gulf Coast Junior College, George and Stone Counties have only two sewer systems, Lucedale and Wiggins. Residents in the remaining rural areas of the county use septic tanks. The sparsely populated areas of the counties do not pose a serious threat to water quality; however, the more dense areas could produce pollution problems in the future if rural systems are not developed.

Although the two municipal systems are of sufficient capacities to allow for additional users, the requirements established by the Environmental Protection Agency governing sewerage treatment cannot possibly be met without major revisions to the present lagoon systems or the construction of mechanical treatment plants. Since both communities are currently involved in studying their systems (201 Facilities Plan), specific recommendations as to necessary steps in meeting Federal requirements should be forthcoming by mid-1976. Implementation of these plans should satisfy the expected growth of Lucedale and Wiggins during the planning period.

Solid Waste

Only the municipalities of the two counties have solid waste systems. Both offer house-to-house collection, twice per week. The major difference between the two systems is in their disposal methods. Lucedale has a landfill operation with garbage being covered daily, while Wiggins continues to use the typical dump method. The problem with the latter method is the coverage frequency. It's very sporadic, hence burning occasionally occurs, rodents are more evident, and possible pollution hazards are increased.

As evidenced in Tables W-3 and W-7, solid waste is not only a tremendous problem, but promises to be much more of a serious concern in the future. Over 20 tons per day being generated by the two counties in the year 2000 will necessitate action on a county-wide basis involving not only officials of the counties but cities as well. Due to the high cost of solid waste collection and disposal, city-county joint ventures will almost be a necessity and is expected to become a reality during the planning period.

B. GEORGE COUNTY

Water

According to a survey conducted by the Southern Mississippi Planning and Development District in 1973 and updated in 1975, George County has a total of four (4) water systems: Lucedale (municipal), Multimart (part of the Lucedale system), Bexley Utilities (rural domestic), and Rocky Creek (rural domestic). Map 16 shows the location of these systems which serve approximately 1,530 households or 1/3 of the total county households.

As shown in Table W-1, the quality of treated water in each system appears to be good. However, based on the number of water sources, the reliability of water supply was rated as poor in the Bexley system and fair in the remaining systems. Adequacy of water supply in each system, as indicated, is well above minimum requirements during normal operations; however, the city of Lucedale's adequacy rating for fire protection purposes diminishes substantially.

Fire protection in the rural areas is practically non-existent. Due to a lack of sufficient water pressures and inadequate line sizes to accommodate water hydrants, the rural communities will not have a municipal-type fire protection program in the foreseeable future. However, through the creation of rural volunteer fire departments, as are presently being formed in George County, rural residents will receive protection.

The water systems in George County will accommodate moderate population growth; however, in all cases during the 25 year planning period some upgrading will be necessary. Treatment facilities, storage capacities and additional lines will be the primary system adjustments necessary. Due to the urban nature of Lucedale and its greater potential for growth, its water system will obviously require more attention. A water system expansion program presently underway will alleviate the majority of the community's short-range needs.

The primary problem in George County is not with the existing water systems, but with the lack of systems in the unincorporated growth "pockets" of the county. Due to high cost in establishing a rural water association, the absence of these systems will probably continue to exist. There are, however, four (4) communities which have potential of becoming concentrated enough to warrant systems: Agricola, Basin, Benndale, and Central.

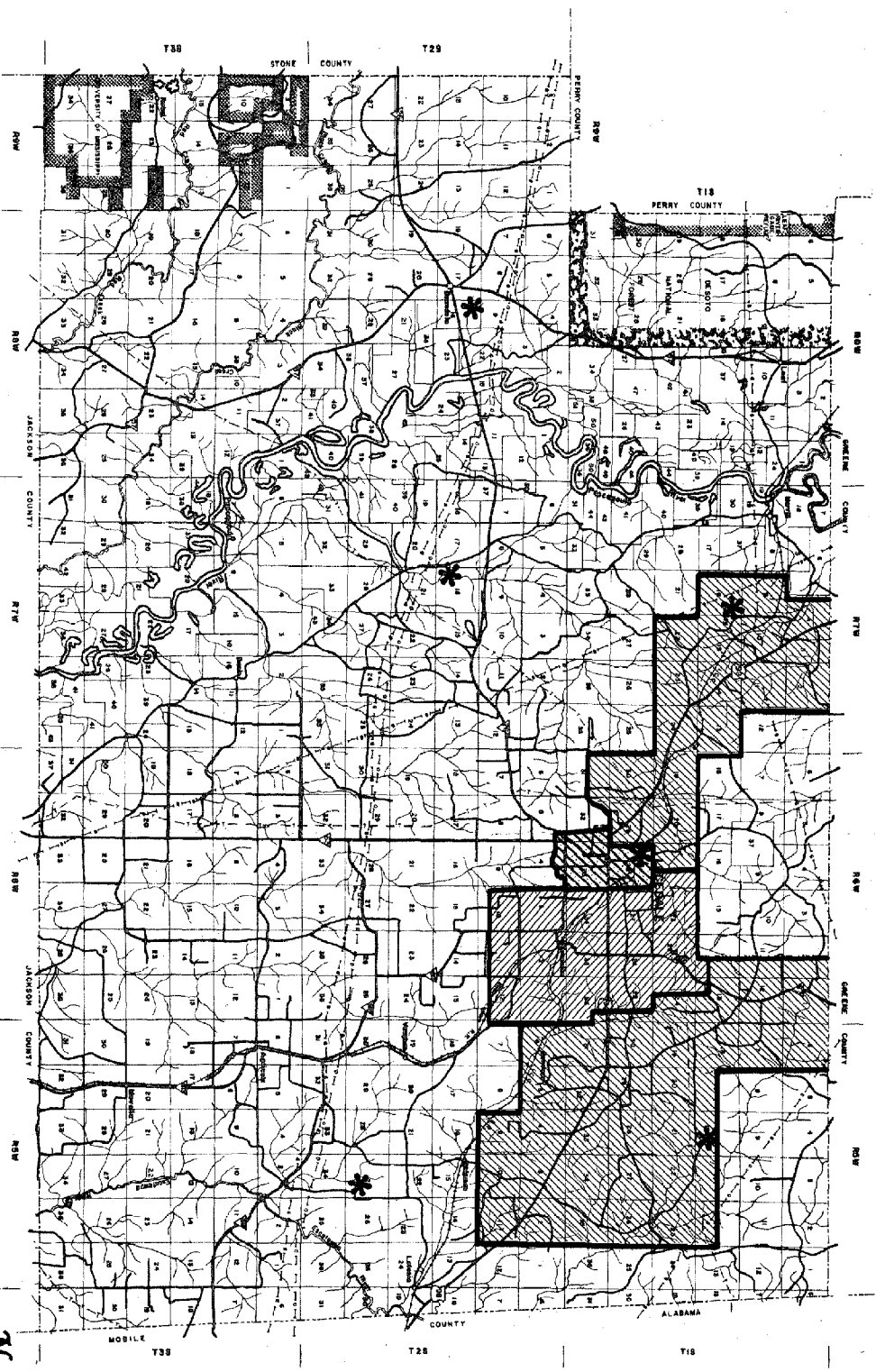
Sewer

George County has only one sanitary sewer system--that of the Town of Lucedale. The system has a 9.3 acre lagoon with a population capacity of 2,790 people. The present sewer population equivalent is 2,000 people, hence, if the system is not upgraded, only 790 additional users can be accommodated (See Table W-2).

As a result of recent EPA requirements, the town is presently engaged in the development of a 201 Facilities Plan (completion date: 1976) which will specifically outline the process Lucedale should follow in order to meet these federal requirements. Since the lagoon treatment facility is only 75-80% efficient it is very probable that the plan will propose a mechanical treatment plant which will have a degree of efficiency above 90%. The inevitable implementation of the plan will provide a system that will easily accommodate the projected population of Lucedale. The concentrated areas of the county not having available systems pose somewhat of a concern to the water quality in the future. Due to the rural nature of the county, it is not anticipated that a dangerous situation will arise during the planning period; however, increased development, especially industrial, should be viewed cautiously and regulated as to its impact on water quality.


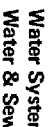

Solid Waste

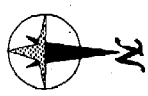
The Town of Lucedale has the only solid waste system in George County. Garbage collection is on a house-to-house basis, twice per week, with trash pick-up once per week. The system uses one (1) 10 cubic yard side loader and two (2) flat bed trucks. The solid waste is disposed of in an eight (8) acre landfill. Coverage at the site is, as required by the Mississippi State Board of Health, once per day. The present equipment being used at the site is one (1) bull dozer and one (1) front end loader. In order to properly maintain the landfill operation, the city has employed 1 full-time and 1 part-time worker.



MAP 16

WATER, SEWER & SOLID WASTE

-  Water Systems
-  Water & Sewer Systems
-  Significant Dumps



Prepared by:
MISSISSIPPI RAINING RESOURCES COUNCIL
Coastal Zone Management Program

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and
Development District



TABLE W-1
WATER SYSTEMS ANALYSIS
GEORGE COUNTY

| Name of System | Type of System | No. of Customers | Insurance Rating | WATER QUALITY* | | No. of Sources | WATER SUPPLY | | | ADEQUACY OF SUPPLY | | | | Trunk Main Sizes | Other Main Sizes |
|-------------------------|-------------------------------|------------------|------------------|----------------|----------|----------------|--------------|---------------------|------------------|--------------------|-----------------|----|---------|------------------|------------------|
| | | | | Raw | Finished | | Reliability | Total Supply | Storage Capacity | Normal Operation | Fire Protection | | | | |
| Bexley Utilities | Rural Domestic | 150 | 10 | Good | Good | 1 | Poor | 300 gpm .432 mgd | 75,000 gallons | 200% | NA | 6" | 2" - 4" | | |
| Lucedale Municipality | Municipal | 900 | 8 | Poor | Good | 2 | Fair | 950 gpm 1.37 mgd | 300,000 gallons | 214% | 30% | 8" | 2" - 6" | | |
| Multi-Mart Water Assn. | Part of Lucedale Water System | 228 | NA | NA | NA | NA | NA | NA | 75,000 | NA | NA | NA | NA | | NA |
| Rocky Creek Water Assn. | Rural Domestic | 251 | 10 | Good | Good | 2 | Fair | 600 gpm 864 mgd | 75,000 gallons | 317% | NA | 6" | 2" - 4" | | |

*Based on standards from the Mississippi State Board of Health.

TABLE W-2
SEWER SYSTEMS ANALYSIS
GEORGE COUNTY

| <u>NAME OF SEWER SYSTEM</u> | <u>POPULATION 1970</u> | <u>SEWERED POPULATION EQUIVALENT</u> | <u>TYPE OF TREATMENT</u> | <u>SIZE OF FACILITY</u> | <u>TREATMENT CAPACITY</u> |
|-----------------------------|---------------------------------------|--|--|-----------------------------|---------------------------------|
| Lucedale-Municipal | 2,083 | 2,000 | 1 Lagoon | 9.3 Acres | 2,790 |
| | <u>CAPACITY/ VOLUME RATIO</u> | <u>DEGREE OF TREATMENT</u> | <u>MAJOR RECEIVING WATERS NAME</u> | <u>CLASSIFICATION</u> | <u>TRUNK MAIN SIZES</u> |
| | 140% | 75% - 80% | Pascagoula River | Fish & Wildlife | 8" - 15" |

The unincorporated areas are not served by any system. Garbage is either burned individually or deposited along roadsides or in one of the five (5) county-maintained dumps. In certain cases the county will collect large quantities of solid waste upon request. This only occurs in necessary instances. As typical in other counties, this collection is accomplished with 5 cubic yard open body dump trucks.

In an effort to demonstrate the tremendous need for the establishment of a county-wide solid waste system, generation rates were calculated on the entire county from 1970 to 2000. These rates were determined based on generations of 2.5 lbs./person/day for smaller incorporated municipalities and 0.5 lbs./person/day for rural areas. Table W-3 shows the existing and future problems arising from solid waste. In 1970 George County had an estimated waste generation of 10,396 lbs./day, or 60.5 cubic yards per day, and in the year 2000 it is projected that 20,192 lbs./day, or 117.4 cubic yards per day will be generated. This accumulation indicates 10 tons of solid waste to be collected and disposed.

As obviously recognized, the county will not only have to cope with the physical aspects of 10 tons of waste per day, but also the potential pollution hazards. Presently the county has no recognized pollution problems associated with solid waste other than occasional dump fires. However, the projected 10 tons of garbage will definitely create future pollution problems.

In order to dispose of the waste in a sanitary fashion it will be necessary for George County to develop a collection system (probably container), and a centralized landfill compatible with the Mississippi State Board of Health requirements. Due to high costs associated with establishing such a system, a joint effort between the city and county will probably be necessary.

Table W-4 indicates the acreage per year necessary to handle the projected refuse. As shown, between 60 and 70 acres should be acquired to allow for expansion as needed over the next 25 years.

C. STONE COUNTY

Water

Stone County has a total of five (5) water systems: Wiggins (municipal), Bond Water Association (rural), New Zion (rural), McHenry Water Association (rural) and Perkinson Jr. College (See Map 17). The water systems serve approximately 5,000 people or 57% of the total population. Although the Perkinson Water and Sewer System furnishes water to the neighboring residents and community establishments, the system will not be discussed since it is owned and adequately maintained by the Gulf Coast Junior College.

TABLE W-3
SOLID WASTE GENERATIONS
GEORGE COUNTY
1970 - 2000

| | lbs./day | | | cubic yards/day | | |
|------|---------------|-------------|--------------|-----------------|-------------|--------------|
| | <u>COUNTY</u> | <u>CITY</u> | <u>TOTAL</u> | <u>COUNTY</u> | <u>CITY</u> | <u>TOTAL</u> |
| 1970 | 5,188 | 5,208 | 10,396 | 30.2 | 30.3 | 60.5 |
| 1975 | 5,390 | 6,400 | 11,830 | 31.3 | 37.4 | 68.7 |
| 1980 | 5,638 | 7,680 | 13,318 | 32.8 | 44.7 | 77.5 |
| 1985 | 5,926 | 9,118 | 15,044 | 34.5 | 53.0 | 87.5 |
| 1990 | 6,226 | 10,618 | 16,844 | 36.2 | 61.7 | 97.9 |
| 1995 | 6,481 | 11,863 | 18,344 | 37.7 | 69.0 | 106.7 |
| 2000 | 6,979 | 13,213 | 20,192 | 40.6 | 76.8 | 117.4 |

Source: SMPDD Estimates and Projections.

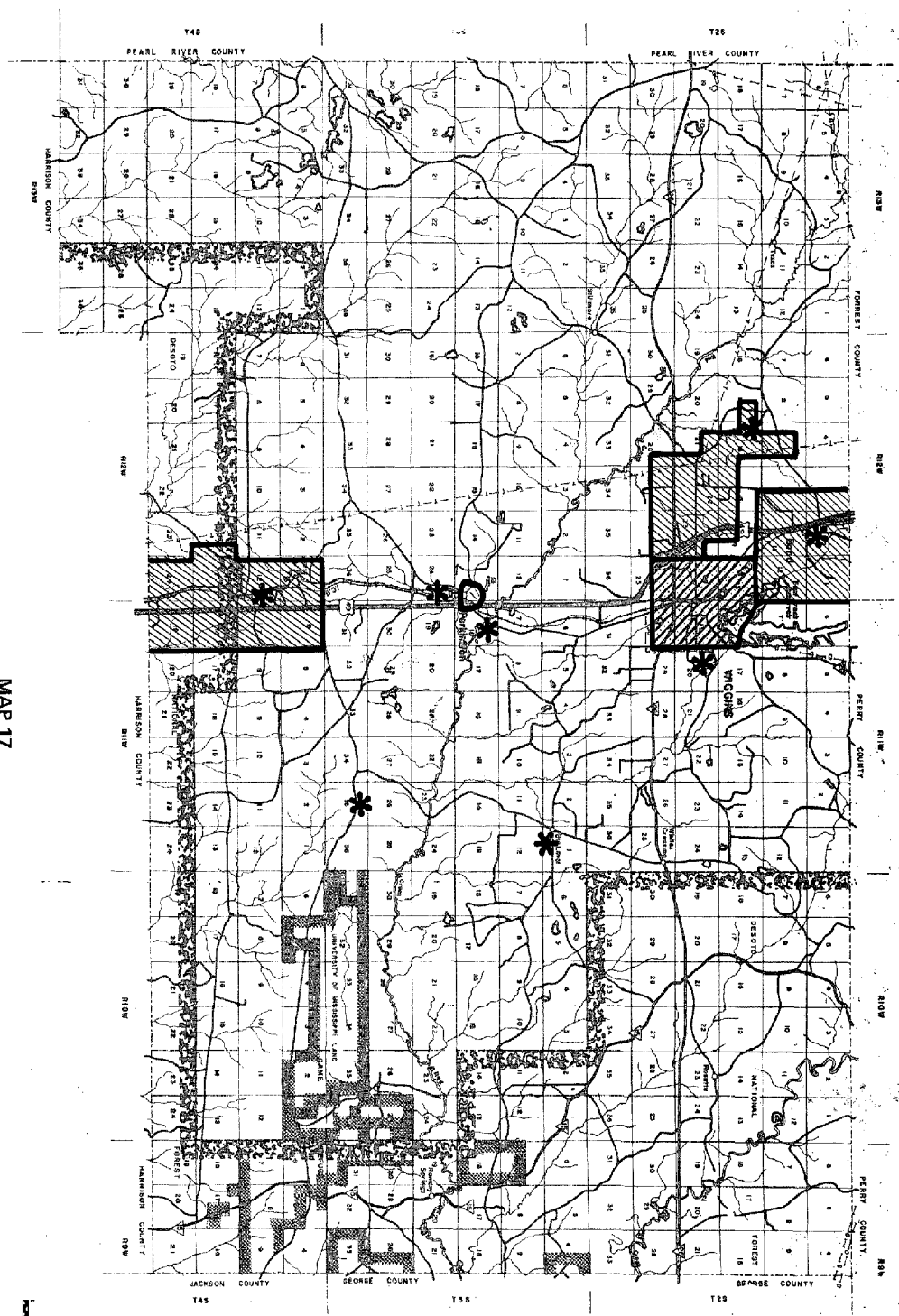
TABLE W-4
SIZE OF LANDFILL NEEDED FOR PROJECTED POPULATIONS
GEORGE COUNTY

| <u>YEAR</u> | <u>COUNTY-WIDE POPULATION</u> | <u>*ACRES OF LANDFILL NEEDED DURING YEAR SHOWN</u> |
|-------------|-----------------------------------|--|
| 1975 | 14,477 | 2.17 |
| 1980 | 14,391 | 2.37 |
| 1985 | 15,190 | 2.48 |
| 1990 | 15,903 | 2.59 |
| 1995 | 16,616 | 2.69 |
| 2000 | 17,329 | 2.80 |

Total acres needed from 1975 through 2000 is approximately 65.56 acres.


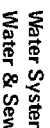

Source: SMPDD Estimates and Projections.

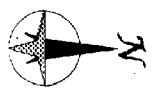
*Based on 1.5 acres per 10,000 population per year with an 8 foot lift of refuse.



MAP 17

WATER, SEWER & SOLID WASTE

-  Water Systems
-  Water & Sewer Systems
-  Significant Dumps



STONE COUNTY, MISSISSIPPI

August 1, 1993
 R. BARTLEY
 PREPARED BY
 ALICE W. HILL

Southern Mississippi Planning and
 Development District

Prepared For:
 MISSISSIPPI PLANNING REFINEMENTS COMMITTEE
 Capital Area Development Program

Table W-5 summarizes a general analysis of the systems. As indicated, water quality of the systems was rated as fair to good in all cases; however, water supply reliability is poor in all systems except Wiggins, which was rated as good. The reason is explained by the number of sources of water supply each system has. The rural associations have only one water source; hence, if the wells become contaminated or inoperative, the systems have no other means of water supply.

According to the table, the adequacy of water supply under normal operations for the rural systems indicates storage capacities as being sufficient for current customers but inadequate for substantial expansions of the systems. Wiggins, however, appears to have adequate storage capacity for the planning period.

Fire protection in the county, except for the city of Wiggins, is somewhat limited. The county has fire protection, but only through the city's program. Wiggins, through an agreement with the county, answers fire calls in the rural areas. Time delays in an arrangement of this nature create problems; however, due to the lack of county volunteer fire departments, the system is acceptable.

As previously noted, the rural systems will require increased storage capacities, additional water supply sources and line extensions as the customers increase during the planning period. The municipal system of Wiggins appears to be adequate, except for possible upgrading of its treatment facilities and extension of its lines. The problem in Stone County as in George, is with the people not being served by a water system. Only when population concentration is dense enough and local initiation is created, will the remaining rural areas have water systems.

Sewer

Except for the self-contained Jr. College system, Stone County has only one sewer system, located in the City of Wiggins. The treatment facilities of the system are comprised of two (2) aerated lagoons, having a combined treatment capacity of 12,580 people (See Table W-6). Since the current estimated population of Wiggins is 3,600, there appears to be substantial room for expansion. It is recognized that the schools and a manufacturing plant (pickle factory) are on the system also. Therefore, the capacity for expansion is very adequate, but not as great as it appears when only residences, community establishments, etc. are considered.

TABLE W-5
WATER SYSTEMS ANALYSIS
STONE COUNTY

| Name of System | Type of System | No. of Customers | Insurance Rating | WATER QUALITY* | | No. of Sources | WATER SUPPLY | | | ADEQUACY OF SUPPLY | | | Trunk Main Sizes | Other Main Sizes |
|------------------------|----------------|------------------|------------------|----------------|----------|----------------|--------------|------------------------|------------------|--------------------|-----------------|-----|------------------|------------------|
| | | | | Raw | Finished | | Reliability | Total Supply | Storage Capacity | Normal Operation | Fire Protection | | | |
| Bond Water Assn. | Rural Domestic | 150 | 10 | Poor | Fair | 1 | Poor | 150 gpm .216 mgd | 9,000 gallons | 105% | NA | 6" | 2" - 4" | |
| New Zion Utility Assn. | Rural Domestic | 150 | 10 | Good | Good | 1 | Poor | 130 gpm .187 mgd | 8,000 gallons | 185% | NA | 6" | 2" - 4" | |
| Wiggins Municipality | Municipal | 1,183 | 8 | Poor | Fair | 3 | Good | 2,400 gpm 3,456 mgd | 450,000 gallons | 503% | 137% | 10" | 2" - 8" | |
| McHenry Water Assn. | Rural Domestic | 110 | 10 | Good | Good | 1 | Poor | 150 gpm .216 mgd | 8,000 gallons | 136% | NA | 6" | 2" - 4" | |

*Based on standards from the Mississippi State Board of Health.

TABLE W-6
SEWER SYSTEMS ANALYSIS
STONE COUNTY

| <u>NAME OF SEWER SYSTEM</u> | <u>POPULATION 1970</u> | <u>SEWERED POPULATION EQUIVALENT</u> | <u>TYPE OF TREATMENT</u> | <u>SIZE OF FACILITY</u> | <u>TREATMENT CAPACITY</u> |
|-----------------------------|---------------------------------------|--|--|-----------------------------|---------------------------------|
| Wiggins-Municipal | 2,995 | 2,335+ Industry + School | 2 Lagoon (Air) | NA (Acres) | 12,580 |
| | <u>CAPACITY/ VOLUME RATIO</u> | <u>DEGREE OF TREATMENT</u> | <u>MAJOR RECEIVING WATERS NAME</u> | <u>CLASSIFICATION</u> | <u>TRUNK MAIN SIZES</u> |
| | 140% | 85% | Pascagoula River | Fish & Wildlife | 8" - 12" |

As previously discussed with Lucedale, in order to meet EPA requirements the 75-80% efficiency of a lagoon system will have to be increased. Since the results of Wiggins' 201 Facilities Plan (in progress) is not available, the specific recommendations for upgrading the system are unknown. However, it is very probable that a treatment plant designed to surpass a lagoon's efficiency will have to be developed. The results of the Facilities Plan should be available in mid-1976.

Once Wiggins implements its 201 Facilities Plan, the primary concern in Stone County will be with the lack of sewer systems and the continued use of septic tanks in the concentrated rural areas. The projected population and development does not indicate, however, a serious threat to water quality during the planning period.

Solid Waste

Stone County has one solid waste system that includes only the City of Wiggins. This system offers collection on a house-to-house basis twice per week. Collection vehicles used for garbage are two (2) side loaders of 15 and 20 cubic yards. For collection of trash, two (2) open-bodied dump trucks (5 yards each) are used. The city uses an 8-10 acre dump located adjacent to the corporate limits for its waste disposal. The site is not approved by the State Board of Health since burning occasionally occurs and the waste is not covered properly on a daily basis.

The unincorporated areas of the county are not served by any collection system. Residents in these areas, as in George County, either burn their own trash or deposit it along roadsides or in one of the six (6) county-maintained dumps (Map 17). As the need arises, occasionally the county will collect heavy items or large quantities of garbage if called upon. Collection of this nature is accomplished by open-bodied dump trucks (approximately 5 cubic yards).

As noted in the previous section on George County, the following table (W-7) depicts the existing, as well as the projected, problem of coping with solid waste. In 1970 Stone County showed an accumulation of 10,041 lbs./day, or 58.3 cubic yards, and in the year 2000, 19,324 lbs./day, or 112.3 cubic yards, will be generated. Based on these projected figures, this county can expect to be confronted with nearly 10 tons of garbage per day.

In order to handle this projected volume of solid waste, the county will not only have to develop a county-wide collection system (probably container system), but also establish an approved sanitary landfill developed properly and according to Mississippi State Board of Health requirements. Table W-8 indicates the acreage per year necessary to accommodate the garbage. As shown, between 40 and 50 acres should be acquired to allow for expansion as needed through the 25-year period.

TABLE W-7
SOLID WASTE GENERATIONS
STONE COUNTY
1970 - 2000

| | lbs./day | | | cubic yards/day | | |
|------|---------------|-------------|--------------|-----------------|-------------|--------------|
| | <u>COUNTY</u> | <u>CITY</u> | <u>TOTAL</u> | <u>COUNTY</u> | <u>CITY</u> | <u>TOTAL</u> |
| 1970 | 2,553 | 7,488 | 10,041 | 14.8 | 43.5 | 58.3 |
| 1975 | 2,959 | 8,950 | 11,909 | 17.2 | 52.0 | 69.2 |
| 1980 | 2,844 | 10,488 | 13,332 | 16.5 | 61.0 | 77.5 |
| 1985 | 2,771 | 12,000 | 14,771 | 16.1 | 69.8 | 85.9 |
| 1990 | 2,673 | 13,638 | 16,311 | 15.5 | 72.3 | 87.8 |
| 1995 | 2,633 | 14,988 | 17,621 | 15.3 | 87.1 | 102.4 |
| 2000 | 2,494 | 16,830 | 19,324 | 14.5 | 97.8 | 112.3 |

Source: SMPDD Estimates and Projections.

TABLE W-8
SIZE OF LANDFILL NEEDED FOR PROJECTED POPULATIONS
STONE COUNTY

| YEAR | COUNTY-WIDE POPULATION | *ACRES OF LANDFILL NEEDED DURING YEAR SHOWN |
|------|---------------------------|--|
| 1975 | 9,909 | 1.48 |
| 1980 | 10,011 | 1.52 |
| 1985 | 10,685 | 1.58 |
| 1990 | 11,358 | 1.64 |
| 1995 | 12,032 | 1.70 |
| 2000 | 12,705 | 1.76 |

Total acres needed from 1975 through 2000 is approximately 41.92 acres.

Source: SMPDD Estimates and Projections.

*Based on 1.5 acres per 10,000 population per year with an 8 foot lift of refuse.

EDUCATION

A. SUMMARY

The George-Stone County area is served by ten public schools in the two counties' school districts, and by one junior college in Stone County. The combined counties' public school enrollments have increased since the 1969-1970 school year by only 76 students. This is only a 1.3% increase over the 7 year period, and only raised the enrollment to 5,577 students (Table ED-1). There are no parochial or private schools in either George or Stone Counties. The Perkinston Branch of the Gulf Coast Jr. College had a 1975 enrollment of 675 students.

Additional educational facilities are available at two Head Start Program Centers, at one Day Care Center, and at one Manpower Development Act Training Center. Vocational-technical training and education is available through both county school systems, the Manpower Development Act Training Center, and the junior college.

Table ED-3 shows that 45% of the working-age males between 20 and 45 years of age, and over 52% of the working age females between 15 and 44 years of age have not finished high school. Table ED-4 indicates that in 1970 602 residents of the study area, or only 5.8% of the persons 25 years old or over, had completed college.

The educational facilities of both the county school systems and the junior college are currently adequate, and with the completion of buildings under construction, they will be more than adequate for the foreseeable future.

B. GEORGE COUNTY

There are six public schools in the George County School District, having a combined 1975-1976 enrollment of 3,580 students. This is only a 5% increase since the 1969-1970 school year (Table ED-1). During the 1974-1975 school year there were 159 teachers in the county school system, for a student/teacher ratio of 22.2:1 (Table ED-2). As also can be seen on Table ED-2, all of the schools in the George County system are classified as either AA or A. All of the schools are fully accredited.

The high school, middle school, and an elementary school are all located in the corporate limits of Lucedale. Map 18 depicts these locations, as well as the other elementary schools at Rocky Creek, Agricola, and Central. Each of the six schools has complete library facilities, a

TABLE ED - 1
TRENDS IN SCHOOL ENROLLMENT
GEORGE AND STONE COUNTIES.

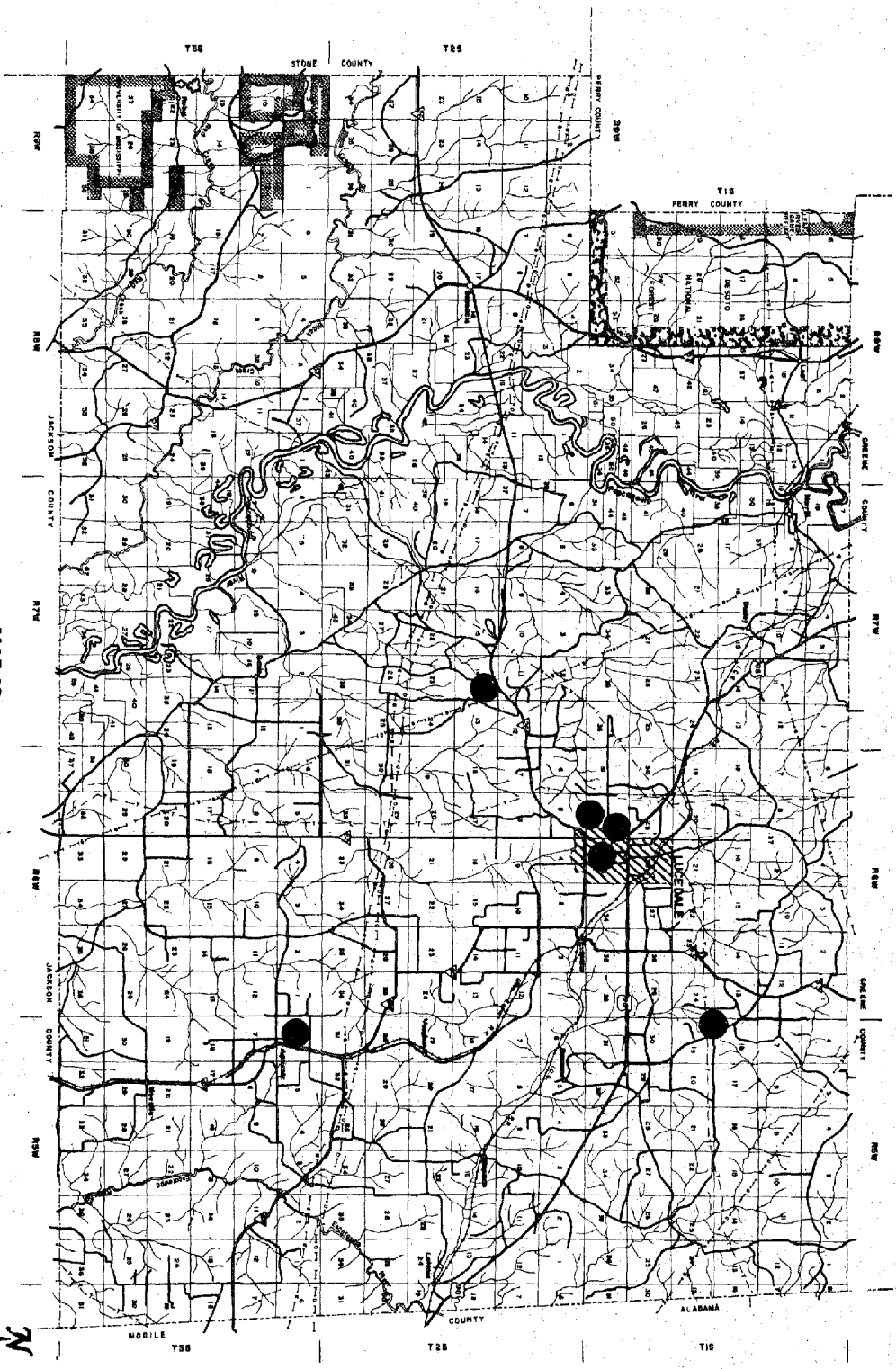
| | <u>1969 - 70</u> | <u>1974 - 75</u> | <u>1975 - 76</u> |
|---------------|------------------|------------------|------------------|
| George County | 3,412 | 3,543 | 3,580 |
| Stone County | 2,089 | 2,136 | 1,997 |

Source: State Department of Education, Division of Administration and Finance Reports.

TABLE ED - 2
1974 - 75 SCHOOL ENROLLMENT,
INSTRUCTORS, AND CLASSIFICATION
GEORGE AND STONE COUNTIES

| | <u>Grades</u> | <u>Teachers</u> | <u>Classifications</u> | <u>Student/ Teacher Ratio</u> |
|--------------------|---------------|-----------------|------------------------|-----------------------------------|
| SECONDARY: | | | | |
| George County High | 9 - 12 | 44 | AA | 23.8/1 |
| Stone High | 9 - 12 | 28 | A | 21.4/1 |
| ELEMENTARY: | | | | |
| George County: | | | | |
| Agricola | 1 - 8 | 15 | A | 24.2/1 |
| Central | 1 - 8 | 19 | A | 25.0/1 |
| Lucedale | 1 - 5 | 33 | AA | 11.3/1 |
| Lucedale Middle | 6 - 8 | 20 | AA | 26.0/1 |
| Rocky Creek | 1 - 8 | 18 | AA | 22.9/1 |
| Stone County: | | | | |
| Stone Jr. High | 6 - 8 | 26 | AA | 18.9/1 |
| Perkinston | 1 - 6 | 16 | A | 20.3/1 |
| Stone | 1 - 5 | 30 | A | 20.5/1 |

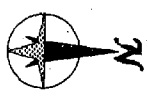
Source: Mississippi Commission on School Accreditation, Accreditation Status Book.



MAP 18

LOCATION OF EDUCATIONAL FACILITIES

● County Attendance Centers



GEORGE COUNTY, MISSISSIPPI

| | |
|--------------|---|
| PROJECT DATE | 1967 |
| PROJECT NAME | MISSISSIPPI PLANNING AND DEVELOPMENT DISTRICT |
| SCALE | 1 INCH = 1 MILE |

Southern Mississippi Planning and Development District



Prepared by:
MISSISSIPPI PLANNING RESOURCES COUNCIL
County Seat Development Program

gymnasium, a football field and a baseball field, as well as other playground equipment. The libraries have a total of 29,000 volumes available for circulation. The tax structure supporting this school system is based on a millage rate of 25 mills, with an annual expenditure averaging over \$588.00 per student.

Additional educational and training facilities in the county consist of a Day Care Center, a Head Start Program, and a Manpower Development Act Training Center. Persons wishing post-secondary training of a vo-tech nature can obtain it at the Manpower Development Center without having completed high school. George County is in the Gulf Coast Jr. College District, and higher education and vocational training are available at various branches located in three adjoining counties.

Tables ED-3 and ED-4 show the educational attainment of persons in George County, as reported by the U.S. Bureau of the Census for 1970. Of the working age persons shown in Table ED-3, both male and female, 20.7% have had no high school education. Persons receiving one to three years of high school education comprised 30.8% of this group, and 34.8% completed high school. 13.7% of the working age persons in the county in 1970 completed one or more years of college education. Table ED-4 illustrates the educational attainment of all persons 25 years and over in George County. In this age group 114 persons had no formal education or training. The median number of school years completed for whites was between 10 and 11 years (10.3 males and 10.8 females). Black males in George County completed a median of 8.5 years of school, and black females completed 9.5 years. More white females (39.2%) than white males (36.0%) completed high school. However, more black males (19.2%) than black females (16.5%) completed high school.

The facilities of the public school system in George County are considered adequate to meet present and foreseeable future needs. The county school system presently has plans to expand its vocational education and training program by constructing a center specifically for these purposes.

C. STONE COUNTY

There are three public elementary and one public high school in the Stone County School District, having a combined 1975-76 school enrollment of 1,997 students. This is a decline of 4.4% from the previous enrollment in the 1969-1970 school year (Table ED-1). During the 1974-1975 school year, as Table ED-2 shows, there were 100 teachers in the county school system, for a student/teacher ratio of 20:1. This table also shows that all of the schools in the Stone County system are classified as AA or A. Also, every public school in the county is fully accredited.

TABLE ED-3
YEARS OF SCHOOL COMPLETED FOR SELECTED AGE GROUPS
GEORGE AND STONE COUNTIES
1970

| | | <u>George County</u> | <u>Stone County</u> |
|---------|-------------------------|--------------------------|-------------------------|
| Male: | 20 - 49 years | 2,167 | 1,317 |
| | No High School | 507 | 265 |
| | High School, 1-3 years | 528 | 268 |
| | High School, 4 years | 741 | 450 |
| | College, 1 year or more | 391 | 334 |
| Female: | 15 - 44 years | 2,428 | 1,638 |
| | No High School | 444 | 188 |
| | High School, 1-3 years | 887 | 597 |
| | High School, 4 years | 858 | 505 |
| | College, 1 year or more | 239 | 348 |

Source: U. S. Bureau of the Census, 1970

TABLE ED-4
YEARS OF SCHOOL COMPLETED BY RACE
GEORGE AND STONE COUNTIES
1970

| | | GEORGE COUNTY | | STONE COUNTY | |
|---------|-------------------------------|---------------|-------|--------------|-------|
| | | White | Black | White | Black |
| Male: | 25 years and over | 2,851 | 287 | 1,638 | 342 |
| | No School | 57 | 7 | 27 | 40 |
| | Elementary: 1-4 years | 216 | 61 | 57 | 75 |
| | 5-7 years | 418 | 56 | 169 | 86 |
| | 8 years | 367 | 39 | 215 | 26 |
| | High School: 1-3 years | 719 | 69 | 382 | 84 |
| | 4 years | 664 | 15 | 509 | 31 |
| | College: 1-3 years | 209 | 37 | 160 | -- |
| | over 4 years | 201 | 3 | 119 | -- |
| | Median School Years Completed | 10.3 | 8.5 | 10.9 | 6.7 |
| Female: | 25 years and over | 2,836 | 327 | 1,675 | 414 |
| | No School | 29 | 21 | 13 | 27 |
| | Elementary: 1-4 years | 154 | 49 | 48 | 45 |
| | 5-7 years | 422 | 49 | 119 | 57 |
| | 8 years | 355 | 23 | 144 | 57 |
| | High School: 1-3 years | 691 | 131 | 536 | 165 |
| | 4 years | 861 | 33 | 503 | 38 |
| | College: 1-3 years | 193 | 9 | 196 | 5 |
| | over 4 years | 131 | 12 | 116 | 20 |
| | Median School Years Completed | 10.8 | 9.5 | 11.3 | 9.4 |
| | Percent High School Graduates | 39.2 | 16.5 | 42.0 | 15.2 |

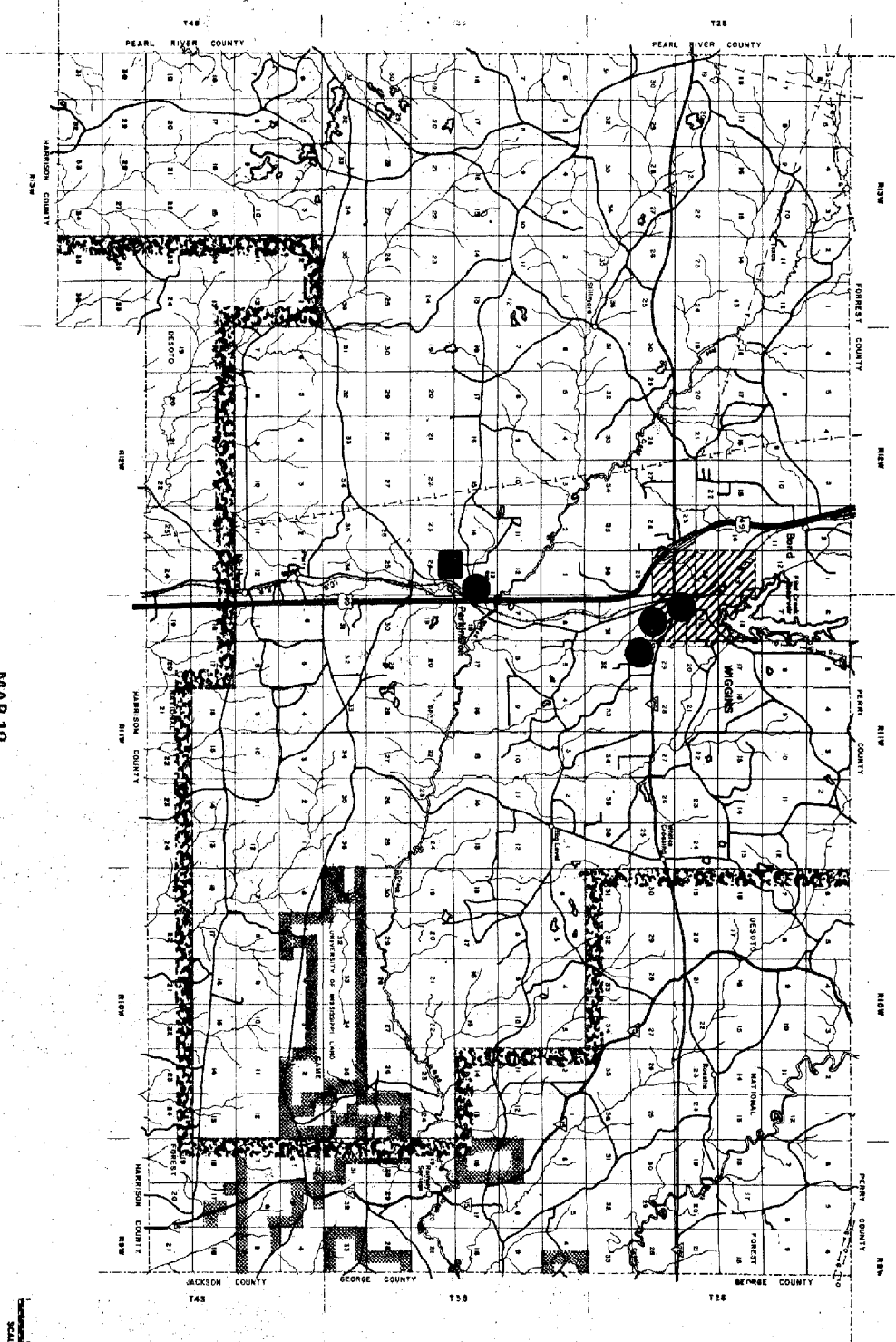
Source: U. S. Bureau of the Census, 1970.

Map 19 depicts the locations of each of the attendance centers in the county. The high school and one elementary school are located in Wiggins, and one elementary school is located just east of the corporate limits. The other elementary school is located south of Wiggins in the community of Perkinston. The school system has three libraries and one under construction, four gymnasiums, and adequate recreational facilities at each site. The tax structure which supports this school system is based on 25 mills of tax, and has an average annual expenditure of \$598.00 per student. This expenditure does not include 7.4% of the yearly budget, which comes from Federal sources.

In addition to the four attendance centers in the county school system, there is a Project Head Start Program located just north of Wiggins. This facility has an enrollment of approximately 35 children. Also, Stone County is situated in the Gulf Coast Jr. College District, which has a branch campus located at Perkinston. This branch had a 1975 fall enrollment of 675 students. The school offers coursework for vocational training, as well as coursework leading to college degrees. The Perkinston Campus comprises 656 acres of land and has a full complement of athletic and recreational facilities. This branch of the Gulf Coast Jr. College is the only branch with on-campus housing available for students. Strangely enough, this is the one limiting factor in the school's enrollment. School officials estimate that without dormitory expansion enrollment in 2000 will be in the neighborhood of 750 students. However, if enough housing was currently available, officials estimate that approximately 1,000 students would be enrolled within the next year.

Educational attainment of the residents of Stone County is represented in Tables ED-3 and ED-4. These figures were published by the 1970 decennial Census. Of the working age persons shown in Table ED-3, both male and female, 15.3% have had no high school education. Persons receiving one to three years of high school education comprised 29.3% of this group, and 32.8% completed high school. Just over 23% of the working-age persons in the county completed one or more years of college. Table ED-4 represents the educational attainment of all persons 25 years old or older in Stone County in 1970. In this age group the median number of school years completed ranked in this order: Highest - white females, with 11.3 years; Second- white males, with 10.9 years; Third - black females, with 9.4 years; and Fourth - black males, with 6.7 years. The percentages of high school graduates for white males and females were nearly the same (41.4% and 42.0% respectively); however, the percentages for the same category of blacks were not nearly as close (9.1% for males and 15.2% for females).

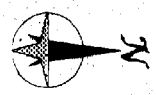
The facilities of the county school system are currently under expansion with the construction of five new classrooms and one new library. With the completion of this construction, the facilities will be more than adequate for the foreseeable future. The Perkinston



MAP 19

LOCATION OF EDUCATIONAL FACILITIES

- County Attendance Centers
- Perkins Campus of the Mississippi Gulf Coast Jr. College



Prepared by: Southern Mississippi Planning and Development District
 Checked by: [Name]
 Date: [Date]

STONE COUNTY, MISSISSIPPI

Southern Mississippi Planning and Development District



Campus of the Gulf Coast Jr. College would currently have adequate facilities to accommodate an enrollment far in excess of what exists now if it only had more on-campus housing. This is the only shortcoming of the school's physical plant, and a continuing effort is being made to obtain financial assistance for dormitory construction.

**HISTORICAL AND
ARCHEOLOGICAL SITES**

HISTORICAL AND ARCHEOLOGICAL SITES

A. SUMMARY

According to the Mississippi Department of Archives and History, there are only 16 recognized historical or archeological sites in the study area. The historical sites are primarily of local importance, and the importance or value of the archeological sites -- primarily Indian mounds -- will be known only after investigation has begun. It is understood that, with respect to the Antiquities Act, all buildings and structures on state, county, or municipally-owned lands are State Archeological Landmarks under Section 39-7-1 et seq. of the Mississippi Code of 1972. Under this provision, such structures as county courthouses, jails, vehicle storage barns, schools, and similar structures are classified as archeological landmarks. Under this classification all plans for construction affecting the structures must be approved by the State Department of Archives and History, unless specific requests are made to delete them from this classification. At this time it is not known if such requests have been made for many of the less notable structures; however, it is felt that each county courthouse should be added to the list of sites. To this end, determinations are presently underway for each courthouse to establish its eligibility for listing on the National Register of Historical Places.

There should be no other conflict with the Antiquities Act, since all of the other sites are inaccessible, destroyed, on private property, or have an undetermined location.

B. GEORGE COUNTY

There are seven structures or sites listed by the State Department of Archives and History as being in George County.

1. Connie Mound is an uninvestigated Indian mound located in the SW 1/4, SE 1/4 of Section 6, T3S, R7W. The property is owned by the International Paper Company.
2. The Wilkerson Zone Site is an Indian village site located in the NW 1/4, SW 1/4 of Section 6, T3S, R7W. The property is owned by the Pascagoula Hardwood Company.
3. The Cross Roads Methodist Church is located on Highway 26 between Benndale and the Pascagoula River. The original church was built in 1826 but has been replaced by a newer structure.

4. The Judge John Fairly House is located on private property in Section 3, T35, R7W. The house was built in 1820 and is in a dilapidated condition.
5. The site of the first land office for south Mississippi (which was also the original County Seat of Jackson County) is located on McRae's Bluff on the Pascagoula River. The original structure has been destroyed and its exact location is unknown. However, the land in the general area is owned by the International Paper Company.
6. The route of Andrew Jackson to the Battle of New Orleans was through George County, but the exact location is unknown.

C. STONE COUNTY

There are nine recognized sites in Stone County. Eight sites are Indian mounds or village sites, and all have been flooded by the Flint Creek Reservoir. The other site is the "Old Wire Road", the original Mobile to New Orleans telegraph route. The exact location of the latter is also unknown.

**ENERGY GENERATION
AND TRANSMISSION**

ENERGY GENERATION AND TRANSMISSION

A. SUMMARY

In the George-Stone County study area, the role that energy plays falls primarily within the realm of energy transmission, involving pipeline and electrical transmission line rights-of-way. Information from the State Oil and Gas Board indicates there has never been any oil or gas production from fields within either county, and the only generation of energy of any kind is from the Benndale Generating Plant of South Mississippi Electric Power Association. This plant has one gas turbine with a rating of 16,200 kilowatts, and plans are being made to convert the plant to burn No. 2 oil as an alternate fuel.

Existing data shows that both counties lie outside the prime areas considered as having potential for energy production from the geothermal geopressed province of the northern Gulf of Mexico. Data on any current oil and gas exploration efforts in the area could not be obtained.

In the land use portion of this report, allowances were made for an energy corridor through George County, with a northwest spur through Stone County. It was estimated that the corridor, if developed, would probably be about 25 miles long, 150 feet wide, and consume 455 acres of land, and the spur could probably be 18 miles long, 50 feet wide, and use 109 acres of land. Should this energy corridor become a reality, it would add 664 acres to the existing 2,725 acres used for energy transmission, bringing the total to 3,389 acres if present acreages remain unchanged. All pipelines and major transmission lines are shown on the accompanying maps.

B. GEORGE COUNTY

The table below shows transmission line data for George County.

TABLE EG-1
TRANSMISSION LINES
GEORGE COUNTY

| | |
|--------|-------------|
| 230 KV | 2.34 miles |
| 115 KV | 54.22 miles |
| 46 KV | 12.92 miles |

Total Acreage - 1,008.1

Sources: Mississippi Power Company, August, 1975
Photo Interpretation, Mississippi R & D Center.

There are two power substations of more than 46 KV source voltage in the county. According to the Mississippi Power Company, there were 1,218 electric customers in Lucedale and 1,503 in the county on December 31, 1974.

Electric power is supplied to George County by the Sining River Electric Power Association. In 1975, according to the Association, the average monthly user demand was 1,090 kilowatt hours, and the average monthly user charge was \$30.27.

Union Gas Company supplies natural gas to Lucedale through a 2-inch gas line from United Gas Pipeline Company's twenty-inch line which passes through the county. Florida Gas Transmission Company has parallel lines crossing the northern portion of the county. The following table lists all oil and gas pipelines in George County.

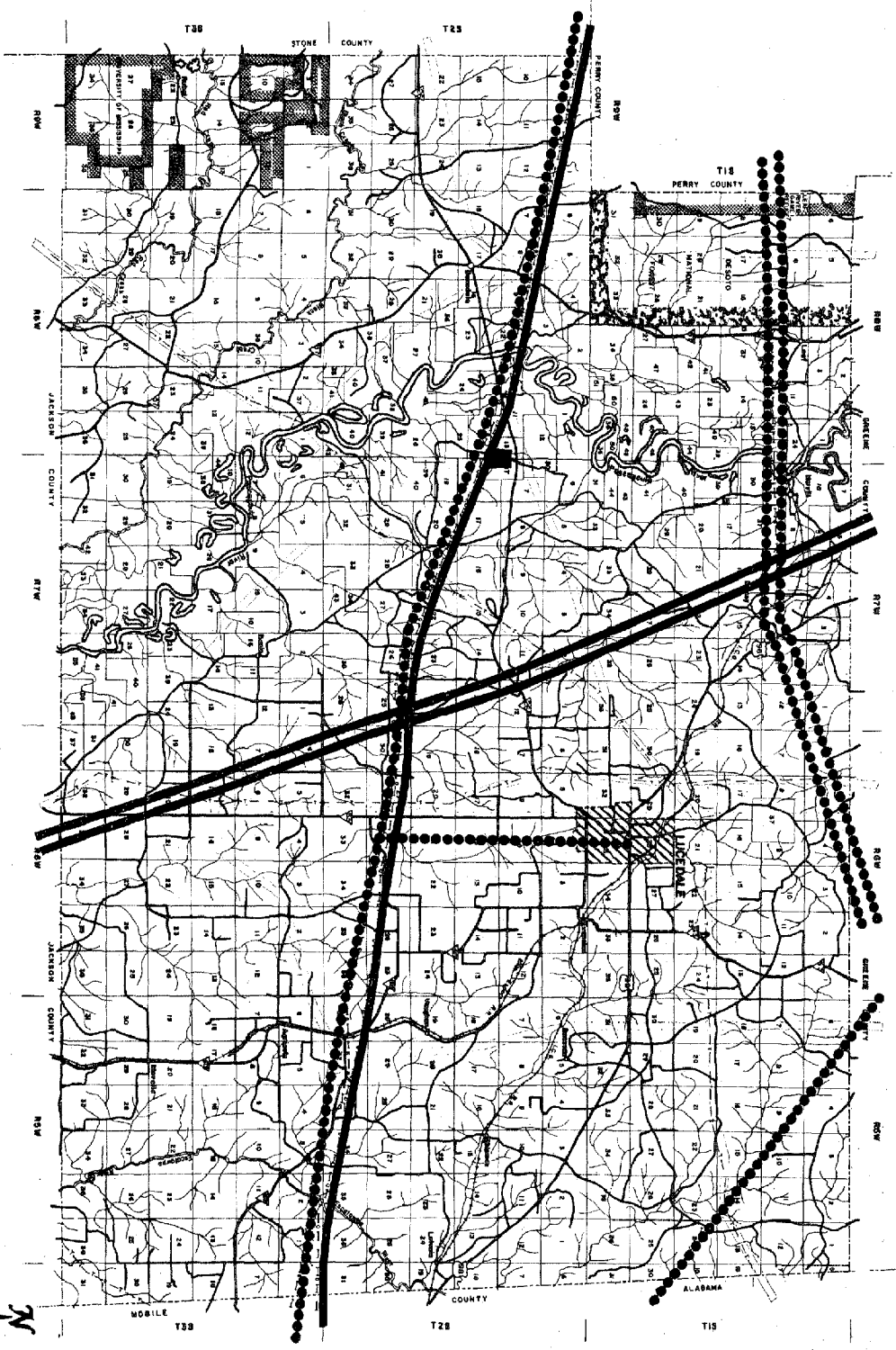
TABLE EG-2
OIL AND GAS PIPELINES
GEORGE COUNTY

| | <u>Company</u> | <u>Size</u> |
|--------------|------------------------------|-------------|
| Oil: | Plantation Pipeline Co. | 2 - 12" |
| | Hess Pipeline Co. | 1 - 14" |
| Natural Gas: | United Gas Pipeline Co. | 1 - 20" |
| | | 1 - 14" |
| | Union Gas | 1 - 2" |
| | Florida Gas Transmission Co. | 1 - 24" |
| | | 1 - 30" |

Total Acreage - 851 acres

Sources: Mississippi Oil and Gas Board, September, 1975
Photo Interpretation, Mississippi R & D Center.

Hess Oil maintains one oil pumping station on its 14-inch line in the county. Plantation Pipeline Company's lines are parallel and traverse the west-central portion of George County in a northwesterly direction.

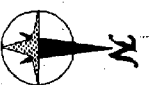


MAP 20

ENERGY GENERATION AND TRANSMISSION

Electric Generation Plant
Electric Transmission Lines

Oil Transmission Lines
Gas Transmission Lines
Pumping Station



Prepared by:
MISSISSIPPI PLANNING AND DEVELOPMENT DISTRICT
Capital Investment Program

GEORGE COUNTY, MISSISSIPPI

Southern Mississippi Planning and Development District



C. STONE COUNTY

Listed in the following table are the transmission line data for Stone County.

TABLE EG-3
TRANSMISSION LINES
STONE COUNTY

| | |
|--------|-------------|
| 230 KV | 19.13 miles |
| 115 KV | 30.92 miles |
| 46 KV | 3.42 miles |

Total Acreage - 784.7 miles

Sources: Mississippi Power Company, August, 1975
Photo Interpretation, Mississippi R & D Center.

There are three substations of more than 46 KV source voltage in Stone County. Data from the Mississippi Power Company shows that there were 1,156 electric customers in the county on December 31, 1974.

Pearl River Valley Electric Power Association provides power to Stone County. In 1975, according to the Association, the average monthly user demand was 1,400 kilowatt hours, and the average monthly user charge was \$40.00.

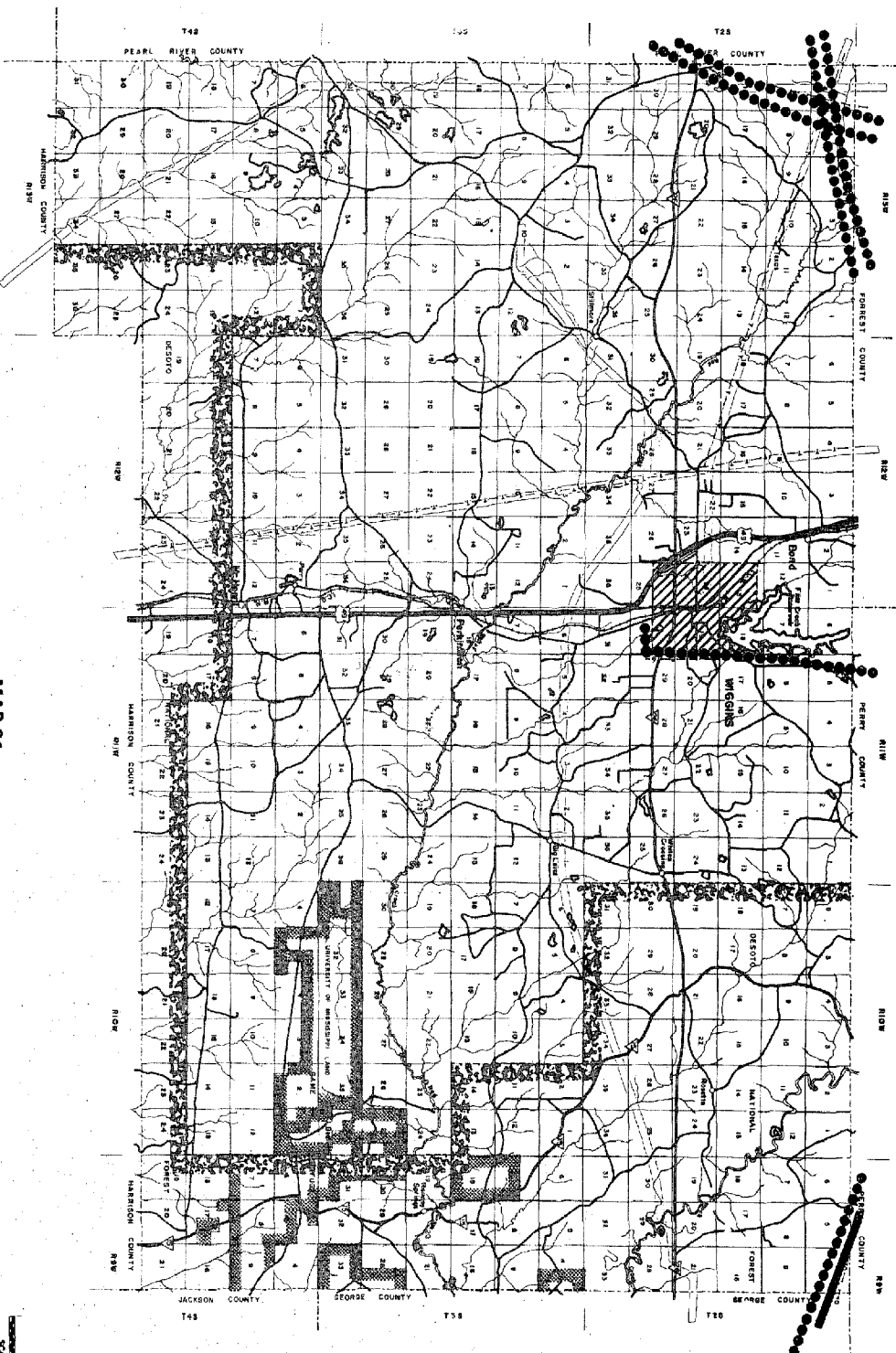
Union Gas Company supplies the Wiggins area with natural gas through one two-inch and one four-inch pipeline. The table below lists all oil and gas pipelines in Stone County.

TABLE EG-4
OIL AND GAS LINES
STONE COUNTY

| | <u>Company</u> | <u>Size</u> |
|--------------|--------------------------------|-------------|
| Oil: | Hess Pipeline Co. | 1 - 14" |
| Natural Gas: | Florida Gas Transmission Co. | 1 - 24" |
| | | 1 - 30" |
| | Tennessee Gas Transmission Co. | 1 - 30" |
| | | 1 - 36" |
| | Union Gas Co. | 1 - 4" |
| | | 1 - 2" |
| | United Gas Pipeline Co. | 1 - 20" |

Total Acreage - 81.3 acres

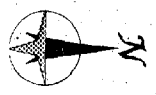
Source : Mississippi Oil and Gas Board, September, 1975.



MAP 21

ENERGY GENERATION AND TRANSMISSION

- Electric Transmission Line
- Oil Transmission Line
- Gas Transmission Line



STONE COUNTY, MISSISSIPPI

Southern Mississippi Planning and Development District



Prepared by:
MISSISSIPPI NATURE RESOURCES COUNCIL
County Line Development Program

ADULT 1, 1975
BY: R. HARTLEY
DESIGNED BY: ALAN R. BELL

The reason the pipeline acreage is low in Stone County is that all of the lines shown above do not enter very deep into the county. The Florida Gas Transmission Company lines clip the northwestern corner of the county, as do the Tennessee Gas Transmission Company lines. The United Gas Pipeline Company and the Hess Pipeline Company lines clip the northeastern corner. Only the Union Gas Company lines enter the county for any depth, and these stop in the vicinity of Wiggins.

